

Single Family Residence **RESIDENTIAL**

297 RIVERVIEW DR

RIDGEFIELD, WA 98642

\$655,733 TopHap Estimate · \$572 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.8

BATHS

1,146 ft²

LIVING AREA

0.88 ac

LOT SIZE

1962

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$656K

\$631K low

\$680K high

Last Sale

\$310,000 · Dec 28, 2016

Est. Owner Equity

\$0

Loan-to-Value

123%

TAX & ASSESSMENT

Property Tax	\$4,919 (2025)
Assessed Value	\$628,922
Previous Assessed	\$558,983
Assessor Market Value	\$628,922

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	CLARK
Lot (acres)	0.88
Construction	Concrete
Roof	Concrete
Heating	Forced Air With Air Conditioning
Cooling	None
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 76 ft²

Porch · 76 ft²

CLIMATE RISK

1

FLOOD

24

WILDFIRE

38

HEAT

98

STORM

2

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 23, 2016	Resale	Warranty Deed	\$310,000	\$271	\$279K
Feb 7, 2016	Quitclaim	Quit Claim Transfer			
Dec 29, 2014	Quitclaim	Quit Claim Transfer			
Oct 29, 2013	Quitclaim	Quit Claim Transfer			
Nov 3, 1997	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Union Ridge Elementary School	Elementary	KG–4	0.3 mi
Ridgefield High School	High	9–12	1.6 mi
View Ridge Middle School	Middle	7–8	2.1 mi

District: Ridgefield School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 98642

69 CRIME INDEX	112 AIR POLLUTION	25,473 POPULATION	\$111K MEDIAN IN-COME	52°F AVG TEMP	35% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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