

Single Family Residence **RESIDENTIAL**

2126 S WIND RIVER CIR

RIDGEFIELD, WA 98642

\$529,803 TopHap Estimate · \$356 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2.8

BATHS

1,488 ft²

LIVING AREA

0.13 ac

LOT SIZE

2012

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$530K

\$485K low

\$574K high

Last Sale

\$525,000 · Oct 24, 2025

Est. Owner Equity

\$414,803

Loan-to-Value

22%

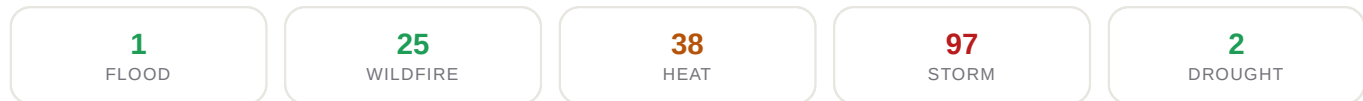
TAX & ASSESSMENT

Property Tax	\$4,243 (2025)
Assessed Value	\$501,842
Previous Assessed	\$483,128
Assessor Market Value	\$501,842

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	CLARK
Lot (acres)	0.13
Roof	Concrete
Heating	Forced Air With Air Conditioning
Cooling	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 23, 2025	Resale	Warranty Deed	\$525,000	\$353	\$115K
Dec 22, 2011	Resale	Warranty Deed	\$202,902	\$136	\$197K
Sep 23, 2011	Financing	Trustees Deed			\$164K
Jun 9, 2009	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ridgefield High School	High	9–12	0.6 mi
View Ridge Middle School	Middle	7–8	0.9 mi
Union Ridge Elementary School	Elementary	KG–4	1.6 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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