

Single Family Residence

RESIDENTIAL

4409 S RIVA RIDGE WAY

BOISE, ID 83709

\$492,972 TopHap Estimate · \$310 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,592 ft²

LIVING AREA

0.98 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$493K

\$474K low

\$512K high

Last Sale

\$538,400 · Aug 16, 2021

Est. Owner Equity

\$0

Loan-to-Value

113%

TAX & ASSESSMENT

Property Tax	\$1,581 (2025)
Assessed Value	\$587,900
Previous Assessed	\$562,900
Assessor Market Value	\$587,900

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	ADA
Lot (acres)	0.98
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 360 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 16, 2021	Financing	Warranty Deed			\$550K
Apr 5, 2021	Financing	Warranty Deed			
Mar 4, 2021	Financing	Warranty Deed			\$242K
Oct 29, 2020	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Hazel Middle School	Middle	6–8	0.7 mi
Lake Hazel Elementary School	Elementary	PK–5	1.2 mi
Mountain View High School	High	9–12	2.6 mi

District: Meridian Joint School District 2

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 83709

79 CRIME INDEX	115 AIR POLLUTION	65,821 POPULATION	\$88K MEDIAN IN-COME	51°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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