

Single Family Residence **RESIDENTIAL**

3452 S RIVA RIDGE WAY

BOISE, ID 83709

\$1,002,674 TopHap Estimate · \$197 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

4

BATHS

5,096 ft²

LIVING AREA

0.41 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

3

PARKING

VALUATION

\$1M

\$961K low

\$1M high

Last Sale

\$475,000 · Nov 21, 2017

Est. Owner Equity

\$369,424

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$2,593 (2025)
Assessed Value	\$888,300
Previous Assessed	\$843,300
Assessor Market Value	\$888,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bi-Level
County	ADA
Lot (acres)	0.41
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Deck · 768 ft²

Patio · 768 ft²

Porch · 112 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 17, 2017	Financing	Warranty Deed			\$380K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pepper Ridge Elementary School	Elementary	PK–5	0.8 mi
Mountain View High School	High	9–12	2.3 mi
Lewis & Clark Middle School	Middle	6–8	2.8 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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