

Single Family Residence

RESIDENTIAL

6905 RIVER RIDGE DR

NASHVILLE, TN 37221

\$663,516 TopHap Estimate · \$255 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,598 ft²

LIVING AREA

0.28 ac

LOT SIZE

1984

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$664K

\$633K low

\$694K high

Last Sale

\$645,000 · Dec 16, 2024

Est. Owner Equity

\$663,516

TAX & ASSESSMENT

Property Tax	\$4,435 (2025)
Assessed Value	\$159,400
Previous Assessed	\$91,875
Assessor Market Value	\$637,600

PROPERTY FACTS

Property Type	Single Family Residence
County	Davidson
Lot (acres)	0.28
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 93 ft²

Patio · 496 ft²

Porch · 32 ft²

CLIMATE RISK

70
FLOOD

23
WILDFIRE

89
HEAT

88
STORM

29
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 13, 2024	Resale	Warranty Deed	\$645,000	\$248	
Jun 7, 1996	Resale	Grant Deed	\$123,000	\$47	\$103K
Mar 31, 1988	Resale	Grant Deed	\$123,000	\$47	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Harpeth Valley Elementary School	Elementary	KG–5	1.2 mi
Bellevue Middle School	Middle	6–8	1.7 mi
James Lawson High School	High	9–12	2.6 mi

District: Nashville-Davidson County 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 37221

58 CRIME INDEX	107 AIR POLLUTION	42,720 POPULATION	\$100K MEDIAN IN-COME	58°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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