

Single Family Residence

**RESIDENTIAL**

# 1706 RIDGECREST DR

EL RENO, OK 73036

**\$336,655** TopHap Estimate · \$108 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**3,126 ft<sup>2</sup>**

LIVING AREA

**0.28 ac**

LOT SIZE

**1968**

YEAR BUILT

**2**

STORIES

**8**

ROOMS

**3**

PARKING

## VALUATION

**\$337K**

\$307K low

\$366K high

Last Sale

**\$327,000 · Jul 11, 2025**

Est. Owner Equity

**\$15,677**

Loan-to-Value

**95%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,817 (2025) |
| Assessed Value        | \$27,728       |
| Previous Assessed     | \$26,920       |
| Assessor Market Value | \$254,593      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Traditional/Old         |
| County        | Canadian                |
| Construction  | Brick                   |
| Foundation    | Concrete                |
| Roof          | Composition Shingle     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |
| View          | Average                 |

Porch · 699 ft²

## CLIMATE RISK

**36**  
FLOOD

**32**  
WILDFIRE

**87**  
HEAT

**46**  
STORM

**22**  
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED               | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|--------------------|-----------|--------|--------|
| Jun 20, 2025 | Resale            | Warranty Deed      | \$327,000 | \$105  | \$321K |
| May 15, 2017 | Resale            | Warranty Deed      | \$185,000 | \$59   | \$182K |
| May 31, 2016 | Recorded document | Affidavit Of Death |           |        |        |
| May 4, 2006  | Recorded document | Affidavit Of Death |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Etta Dale Jr High School       | Middle     | 7–8    | 1.4 mi   |
| Rose Witcher Elementary School | Elementary | 1–2    | 1.5 mi   |
| El Reno High School            | High       | 9–12   | 1.5 mi   |

District: El Reno Public Schools

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 73036

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>148</b><br>CRIME INDEX | <b>83</b><br>AIR POLLUTION | <b>23,102</b><br>POPULATION | <b>\$57K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>62%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|