

Residential (General/Single) **RESIDENTIAL**

17530 CREEK RIDGE PASS

MINNETONKA, MN 55345

\$509,550 TopHap Estimate · \$223 / ft² · confidence 87 · as of Jul 14, 2026



4

BEDS

6.3

BATHS

2,288 ft²

LIVING AREA

0.43 ac

LOT SIZE

1984

YEAR BUILT

2

STORIES

12

ROOMS

VALUATION

\$510K

\$442K low

\$578K high

Last Sale

\$495,000 · Aug 30, 2013

Est. Owner Equity

\$228,000

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$8,572 (2025)
Assessed Value	\$610,100
Previous Assessed	\$606,400
Assessor Market Value	\$610,100

PROPERTY FACTS

Property Type	Residential (General/Single)
County	HENNEPIN
Lot (acres)	0.43
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Floor/Wall Furnace
Cooling	Package
Fireplace	Yes
Garage	Garage, Attached
Pool	No
View	Lake

Deck · 120 ft²

Patio · 120 ft²

Porch · 220 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 1, 2013	Non-arms-length	Grant Deed	\$510,000	\$223	\$287K
Mar 7, 2000	Resale	Grant Deed	\$275,000	\$120	\$88K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Scenic Heights Elementary	Elementary	KG–5	0.7 mi
Minnetonka High School	High	9–12	1.1 mi
Minnetonka Middle School East	Middle	6–8	2.4 mi

District: Minnetonka Public 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 55345

60 CRIME INDEX	94 AIR POLLUTION	22,380 POPULATION	\$130K MEDIAN IN-COME	45°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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