

Single Family Residence **RESIDENTIAL**

305 RIDING RIDGE RD

ANNAPOLIS, MD 21403

\$747,966 TopHap Estimate · \$351 / ft² · confidence 94 · as of Jul 14, 2026



3

BATHS

2,128 ft²

LIVING AREA

0.23 ac

LOT SIZE

1988

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$748K

\$705K low

\$791K high

Last Sale

\$500,000 · May 9, 2016

Est. Owner Equity

\$312,966

Loan-to-Value

61%

TAX & ASSESSMENT

Property Tax	\$7,730 (2025)
Assessed Value	\$553,667
Previous Assessed	\$526,133
Assessor Market Value	\$581,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Anne Arundel
Lot (acres)	0.23
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 280 ft²

Porch · 32 ft²

CLIMATE RISK

69
FLOOD

20
WILDFIRE

9
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 20, 2016	Resale	Grant Deed	\$500,000	\$235	\$435K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Annapolis Middle School	Middle	6–8	0.6 mi
Hillsmere Elementary School	Elementary	EE–5	1.3 mi
Annapolis High School	High	9–12	3.5 mi

District: Anne Arundel County 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 21403

130 CRIME INDEX	85 AIR POLLUTION	32,838 POPULATION	\$118K MEDIAN IN-COME	57°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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