

Single Family Residence **RESIDENTIAL**

6533 FOREST RIDGE DR

WENATCHEE, WA 98801

\$735,000 TopHap Estimate · \$383 / ft² · confidence 89 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,920 ft²
LIVING AREA

0.47 ac
LOT SIZE

2004
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$735K

\$651K low

\$819K high

Last Sale

\$500,000 · Sep 14, 2020

Est. Owner Equity

\$97,000

Loan-to-Value

87%

TAX & ASSESSMENT

Property Tax	\$5,285 (2025)
Assessed Value	\$624,548
Previous Assessed	\$596,373
Assessor Market Value	\$624,548

PROPERTY FACTS

Property Type	Single Family Residence
County	Chelan
Lot (acres)	0.47
Roof	Composition Shingle
Heating	Heat Pump
Fireplace	Yes
Garage	Garage, Attached

Deck · 96 ft²

CLIMATE RISK

1
FLOOD

96
WILDFIRE

15
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 10, 2020	Resale	Warranty Deed	\$500,000	\$260	\$440K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wenatchee High School	High	9–12	7.4 mi
Lincoln Elementary School	Elementary	KG–5	7.6 mi
Orchard Middle School	Middle	6–8	8.5 mi

District: Wenatchee 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 98801

71 CRIME INDEX	111 AIR POLLUTION	46,867 POPULATION	\$74K MEDIAN IN-COME	46°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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