

Single Family Residence

RESIDENTIAL

4441 RIVER RIDGE RD

LEXINGTON, KY 40515

\$464,877 TopHap Estimate · \$203 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,292 ft²

LIVING AREA

0.2 ac

LOT SIZE

1999

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$465K

\$445K low

\$484K high

Est. Owner Equity

\$464,877

TAX & ASSESSMENT

Property Tax	\$3,765 (2025)
Assessed Value	\$304,500
Previous Assessed	\$290,000
Assessor Market Value	\$304,500

PROPERTY FACTS

Property Type	Single Family Residence
County	Fayette
Lot (acres)	0.20
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Patio · 18 ft²

CLIMATE RISK

49
FLOOD

8
WILDFIRE

85
HEAT

89
STORM

22
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 8, 2025	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Veterans Park Elementary School	Elementary	KG–5	0.8 mi
Southern Middle School	Middle	6–8	1.2 mi
Tates Creek High School	High	9–12	2.5 mi

District: Fayette 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 40515

54 CRIME INDEX	164 AIR POLLUTION	38,236 POPULATION	\$93K MEDIAN IN-COME	55°F AVG TEMP	55% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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