

Single Family Residence **RESIDENTIAL**

6270 FOREST RIDGE DR

WENATCHEE, WA 98801

\$548,498 TopHap Estimate · \$210 / ft² · confidence 92 · as of Jul 14, 2026



2

BEDS

3

BATHS

2,610 ft²

LIVING AREA

0.87 ac

LOT SIZE

1986

YEAR BUILT

2

STORIES

4

ROOMS

2

PARKING

VALUATION

\$548K

\$507K low

\$590K high

Last Sale

\$500,000 · Feb 3, 2021

Est. Owner Equity

\$148,498

Loan-to-Value

69%

TAX & ASSESSMENT

Property Tax	\$5,385 (2025)
Assessed Value	\$630,533
Previous Assessed	\$552,798
Assessor Market Value	\$630,533

PROPERTY FACTS

Property Type	Single Family Residence
County	Chelan
Lot (acres)	0.87
Roof	Metal
Heating	Heat Pump
Fireplace	Yes
Garage	Garage, Built-in
Pool	Spa/Hot Tub (Only)

Deck · 568 ft²

CLIMATE RISK

1
FLOOD

96
WILDFIRE

34
HEAT

61
STORM

15
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 1, 2021	Resale	Warranty Deed	\$500,000	\$192	\$400K
Jul 13, 2009	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wenatchee High School	High	9–12	7.0 mi
Lincoln Elementary School	Elementary	KG–5	7.2 mi
Orchard Middle School	Middle	6–8	8.1 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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