

Residential - Vacant Land

RESIDENTIAL

132 RIVER RIDGE LN  
STATESVILLE, NC 28677



1.48 ac  
LOT SIZE

VALUATION

Last Sale \$3,500 · Oct 12, 2001

TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$180 (2025) |
| Assessed Value        | \$30,000     |
| Previous Assessed     | \$30,000     |
| Assessor Market Value | \$30,000     |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | Iredell                   |
| Heating       | None                      |
| Pool          | No                        |

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 49<br>FLOOD | 14<br>WILDFIRE | 84<br>HEAT | 86<br>STORM | 63<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------------|---------------|-----------|--------------------|--------|
| Aug 16, 2013 | Resale          | Grant Deed    | \$240,000 |                    | \$216K |
| Jun 5, 2013  | Non-arms-length | Trustees Deed | \$240,000 |                    |        |
| Oct 12, 2001 | Resale          | Grant Deed    | \$3,500   |                    |        |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Celeste Henkel Elementary School | Elementary | PK–5   | 5.1 mi   |
| West Iredell Middle School       | Middle     | 6–8    | 7.2 mi   |
| West Iredell High School         | High       | 9–12   | 7.8 mi   |

District: Iredell-Statesville 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 28677

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>137</b><br>CRIME INDEX | <b>90</b><br>AIR POLLUTION | <b>38,734</b><br>POPULATION | <b>\$58K</b><br>MEDIAN IN-COME | <b>59°F</b><br>AVG TEMP | <b>60%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|