

Single Family Residence **RESIDENTIAL**

6876 RIVER RIDGE DR

NASHVILLE, TN 37221

\$444,163 TopHap Estimate · \$279 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,592 ft²

LIVING AREA

0.35 ac

LOT SIZE

1985

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$444K

\$421K low

\$468K high

Last Sale

\$170,175 · Jun 22, 2009

Est. Owner Equity

\$444,163

TAX & ASSESSMENT

Property Tax	\$3,078 (2025)
Assessed Value	\$110,625
Previous Assessed	\$72,325
Assessor Market Value	\$442,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Davidson
Lot (acres)	0.35
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 168 ft²

Porch · 32 ft²

CLIMATE RISK

1

FLOOD

16

WILDFIRE

89

HEAT

87

STORM

29

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 19, 2009	Resale	Warranty Deed	\$170,175	\$107	
Feb 7, 2005	Resale	Grant Deed	\$162,837	\$102	
Jan 27, 2005	Resale	Warranty Deed	\$162,837	\$102	
Apr 18, 2000	Resale	Grant Deed	\$149,000	\$94	\$119K
Nov 10, 1993	Resale	Grant Deed	\$104,250	\$65	
Jan 25, 1991	Resale	Grant Deed	\$92,400	\$58	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Harpeth Valley Elementary School	Elementary	KG–5	1.0 mi
Bellevue Middle School	Middle	6–8	1.7 mi
James Lawson High School	High	9–12	2.7 mi

District: Nashville-Davidson 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 37221

58 CRIME INDEX	107 AIR POLLUTION	42,720 POPULATION	\$100K MEDIAN IN-COME	58°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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