

Single Family Residence **RESIDENTIAL**

6909 S PARK RIDGE CT

RIVERBANK, CA 95367

\$679,909 TopHap Estimate · \$271 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,512 ft²

LIVING AREA

0.36 ac

LOT SIZE

1975

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$680K

\$653K low

\$707K high

Last Sale

\$220,000 · Sep 18, 2009

Est. Owner Equity

\$306,909

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$3,402 (2025)
Assessed Value	\$283,968
Previous Assessed	\$283,968

PROPERTY FACTS

Property Type	Single Family Residence
County	Stanislaus
Lot (acres)	0.36
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

11 FLOOD	78 WILDFIRE	50 HEAT	14 STORM	98 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 24, 2009	Resale	Grant Deed	\$220,000	\$88	\$216K
Mar 12, 2009	Foreclosure sale	Trustees Deed	\$255,000	\$102	
Mar 4, 2005	Quitclaim	Quit Claim Transfer			\$40K
Jul 13, 2004	Quitclaim	Quit Claim Transfer			
Jan 12, 2004	Quitclaim	Quit Claim Transfer			
Nov 26, 2003	Quitclaim	Quit Claim Transfer			
Nov 26, 2003	Resale	Grant Deed	\$415,000	\$165	\$332K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crossroads Elementary School	Elementary	KG–5	1.5 mi
Fred C. Beyer High School	High	9–12	3.4 mi
Elizabeth Middle School	Middle	6–8	4.0 mi

District: Sylvan Union Elementary 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 95367

73 CRIME INDEX	84 AIR POLLUTION	21,399 POPULATION	\$85K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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