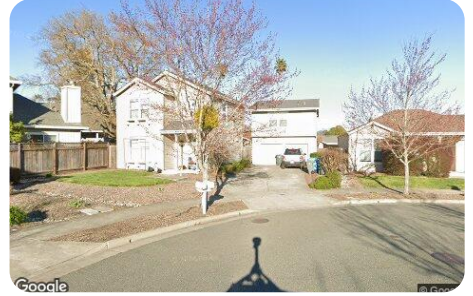


Single Family Residence **RESIDENTIAL**

# 1362 RIDLEY AVE

SANTA ROSA, CA 95401

**\$718,437** TopHap Estimate · \$386 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**1,863 ft<sup>2</sup>**

LIVING AREA

**0.18 ac**

LOT SIZE

**1999**

YEAR BUILT

**2**

STORIES

**7**

ROOMS

## VALUATION

**\$718K**

\$693K low

\$744K high

Last Sale

**\$343,000 · Apr 18, 2002**

Est. Owner Equity

**\$185,937**

Loan-to-Value

**70%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$5,743 (2025) |
| Assessed Value    | \$506,704      |
| Previous Assessed | \$506,704      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Sonoma                  |
| Lot (acres)   | 0.18                    |
| Construction  | Wood (Unspecified)      |
| Heating       | Central                 |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Pool          | No                      |

## CLIMATE RISK

|             |                |               |
|-------------|----------------|---------------|
| 88<br>FLOOD | 62<br>WILDFIRE | 27<br>DROUGHT |
|-------------|----------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|----------------------|-----------|--------|--------|
| May 11, 2022 | Financing | Intrafamily Transfer |           |        |        |
| May 11, 2022 | Financing | Intrafamily Transfer |           |        |        |
| May 11, 2022 | Financing | Intrafamily Transfer |           |        |        |
| Feb 5, 2019  | Quitclaim | Quit Claim Transfer  |           |        |        |
| Apr 18, 2002 | Resale    | Grant Deed           | \$343,000 | \$184  | \$274K |
| Apr 12, 2000 | Resale    | Grant Deed           | \$289,500 | \$155  | \$217K |

## ASSIGNED SCHOOLS

| SCHOOL                            | LEVEL      | GRADES | DISTANCE |
|-----------------------------------|------------|--------|----------|
| Helen M. Lehman Elementary School | Elementary | KG–6   | 0.1 mi   |
| Hilliard Comstock Middle School   | Middle     | 7–8    | 0.7 mi   |
| Piner High School                 | High       | 9–12   | 1.5 mi   |

District: Santa Rosa 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 95401

|                                      |                                        |                                         |                                            |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>81</div> <div>CRIME INDEX</div> | <div>83</div> <div>AIR POLLUTION</div> | <div>37,940</div> <div>POPULATION</div> | <div>\$88K</div> <div>MEDIAN IN-COME</div> | <div>58°F</div> <div>AVG TEMP</div> | <div>78%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|