

Single Family Residence **RESIDENTIAL**

# 12669 RIVER RD

RICHMOND, VA 23238

**\$1,054,668** TopHap Estimate · \$232 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**4**  
BEDS

**4**  
BATHS

**4,552 ft<sup>2</sup>**  
LIVING AREA

**0.85 ac**  
LOT SIZE

**2012**  
YEAR BUILT

**2**  
STORIES

**9**  
ROOMS

**2**  
PARKING

## VALUATION

**\$1.1M**

\$955K low

\$1.2M high

Last Sale

**\$740,000 · Jun 2, 2017**

Est. Owner Equity

**\$462,668**

Loan-to-Value

**53%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,343 (2026) |
| Assessed Value        | \$1,196,800    |
| Previous Assessed     | \$1,145,300    |
| Assessor Market Value | \$1,196,800    |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Custom Design           |
| County        | GOOCHLAND               |
| Lot (acres)   | 0.85                    |
| Roof          | Composition Shingle     |
| Heating       | Heat Pump               |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|---------------|-----------|--------------------|--------|
| May 17, 2017 | Resale    | Warranty Deed | \$740,000 | \$163              | \$592K |
| Feb 21, 2012 | Resale    | Warranty Deed | \$95,000  | \$21               | \$526K |
| Nov 1, 2010  | Financing | Gift Deed     |           |                    | \$65K  |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Randolph Elementary School | Elementary | PK–5   | 10.2 mi  |
| Goochland Middle School    | Middle     | 6–8    | 15.2 mi  |
| Goochland High School      | High       | 9–12   | 15.3 mi  |

District: Goochland County Public 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 23238

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>82</b><br>CRIME INDEX | <b>92</b><br>AIR POLLUTION | <b>27,495</b><br>POPULATION | <b>\$110K</b><br>MEDIAN IN-COME | <b>56°F</b><br>AVG TEMP | <b>63%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|