

Single Family Residence **RESIDENTIAL**

2130 PARK RIDGE DR

RIVERBANK, CA 95367

\$945,532 TopHap Estimate · \$334 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,832 ft²

LIVING AREA

0.46 ac

LOT SIZE

1979

YEAR BUILT

1

STORIES

3

PARKING

VALUATION

\$946K

\$887K low

\$1M high

Last Sale

\$850,000 · Nov 16, 2021

Est. Owner Equity

\$320,532

Loan-to-Value

64%

TAX & ASSESSMENT

Property Tax	\$10,309 (2025)
Assessed Value	\$902,025
Previous Assessed	\$902,025

PROPERTY FACTS

Property Type	Single Family Residence
County	Stanislaus
Lot (acres)	0.46
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Pool W/Hot Tub/Spa

Patio · 288 ft²

CLIMATE RISK

10
FLOOD

78
WILDFIRE

50
HEAT

14
STORM

98
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 12, 2021	Financing	Intrafamily Transfer			
Nov 3, 2021	Resale	Grant Deed	\$850,000	\$300	\$625K
Dec 1, 2003	Resale	Grant Deed	\$202,500	\$72	\$162K
Sep 12, 2002	Quitclaim	Quit Claim Transfer			\$237K
Sep 12, 2002	Quitclaim	Quit Claim Transfer			
Sep 12, 2002	Quitclaim	Quit Claim Transfer			
Apr 9, 2001	Recorded document	Grant Deed			
Apr 19, 1996	Quitclaim	Quit Claim Transfer			\$248K
Aug 26, 1993	Resale	Grant Deed	\$196,000	\$69	\$176K
Jun 14, 1993	Recorded document	Grant Deed			
Apr 20, 1993	Non-arms-length	Trustees Deed	\$155,417	\$55	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crossroads Elementary School	Elementary	KG–5	1.4 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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