

Single Family Residence **RESIDENTIAL**

12257 RIDGE DR

SANTA ROSA VALLEY, CA 93012

\$2,031,058 TopHap Estimate · \$641 / ft² · confidence 95 · as of Jul 14, 2026



4
BEDS

3.5
BATHS

3,167 ft²
LIVING AREA

2.76 ac
LOT SIZE

1989
YEAR BUILT

1
STORIES

8
ROOMS

2
PARKING

VALUATION

\$2M

\$1.9M low

\$2.1M high

Last Sale

\$960,000 · Mar 25, 2010

Est. Owner Equity

\$1,743,058

Loan-to-Value

15%

TAX & ASSESSMENT

Property Tax	\$13,711 (2025)
Assessed Value	\$1,263,957
Previous Assessed	\$1,239,174

PROPERTY FACTS

Property Type	Single Family Residence
County	VENTURA
Roof	Tile
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 384 ft²

Patio · 384 ft²

CLIMATE RISK

100
FLOOD

73
WILDFIRE

38
HEAT

27
STORM

85
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 5, 2018	Quitclaim	Quit Claim Transfer			
Nov 5, 2018	Quitclaim	Quit Claim Transfer			
Feb 2, 2010	Resale	Grant Deed	\$960,000	\$303	\$288K
Aug 17, 2004	Quitclaim	Quit Claim Transfer			
Mar 18, 2002	Quitclaim	Quit Claim Transfer			
Nov 6, 2000	Quitclaim	Quit Claim Transfer			
Jul 25, 1997	Resale	Grant Deed	\$455,000	\$144	\$215K
Apr 17, 1990	Resale	Grant Deed	\$485,000	\$153	\$187K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Santa Rosa Technology Magnet School	Elementary	KG–8	0.7 mi
Adolfo Camarillo High School	High	9–12	7.1 mi

District: Oxnard Union High 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 93012

95

CRIME INDEX

109

AIR POLLUTION

39,175

POPULATION

\$122K

MEDIAN IN-COME

61°F

AVG TEMP

73%

SUNSHINE

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

| OWNERSHIP

Occupancy

Owner occupied