

Single Family Residence **RESIDENTIAL**

12248 RIDGE DR

SANTA ROSA VALLEY, CA 93012

\$2,039,657 TopHap Estimate · \$556 / ft² · confidence 93 · as of Jul 14, 2026



4
BEDS

3
BATHS

3,669 ft²
LIVING AREA

1.91 ac
LOT SIZE

1989
YEAR BUILT

1
STORIES

10
ROOMS

2
PARKING

VALUATION

\$2M

\$1.9M low

\$2.2M high

Last Sale

\$629,000 · Aug 28, 1998

Est. Owner Equity

\$1,531,957

Loan-to-Value

25%

TAX & ASSESSMENT

Property Tax	\$11,315 (2025)
Assessed Value	\$1,044,367
Previous Assessed	\$1,023,890

PROPERTY FACTS

Property Type	Single Family Residence
County	VENTURA
Fireplace	Yes
Pool	Yes

Deck · 336 ft²

Patio · 760 ft²

CLIMATE RISK

1 FLOOD	71 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
Aug 28, 1998	Resale	Grant Deed	\$629,000	\$171	\$325K
Jun 23, 1994	Resale	Grant Deed	\$550,000	\$150	
Jan 2, 1991	Resale	Grant Deed	\$525,000	\$143	\$420K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Santa Rosa Technology Magnet School	Elementary	KG–8	0.6 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
-----------	----------------