

Single Family Residence **RESIDENTIAL**

6544 RAPTOR RIDGE LN

MELBA, ID 83641

\$933,538 TopHap Estimate · \$179 / ft² · confidence 90 · as of Jul 14, 2026

5
BEDS

4.5
BATHS

5,210 ft²
LIVING AREA

4.31 ac
LOT SIZE

2026
YEAR BUILT

1
STORIES

VALUATION

\$934K

\$837K low

\$1M high

Last Sale

\$330,000 · Aug 19, 2025

Est. Owner Equity

\$405,538

TAX & ASSESSMENT

Property Tax	\$1 (2025)
Assessed Value	\$304,380
Previous Assessed	\$320
Assessor Market Value	\$304,380

PROPERTY FACTS

Property Type	Single Family Residence
County	CANYON
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	76 WILDFIRE	33 DROUGHT
------------	----------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 14, 2023	Financing	Warranty Deed			\$248K
Aug 14, 2017	Financing	Trustees Deed			\$191K
Mar 8, 2011	Recorded document	Warranty Deed			
Mar 21, 2005	Financing	Warranty Deed			\$461K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Melba High School	Middle	7–12	2.7 mi
Melba Elementary School	Elementary	PK–6	2.8 mi

District: Melba Joint School District 136

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 83641

92 CRIME INDEX	114 AIR POLLUTION	4,100 POPULATION	\$81K MEDIAN IN-COME	49°F AVG TEMP	64% SUNSHINE
-------------------	----------------------	---------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	----------------