

Single Family Residence **RESIDENTIAL**

1179 S RIVER RIDGE LN

SPANISH FORK, UT 84660

\$631,975 TopHap Estimate · \$361 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

3.3

BATHS

1,751 ft²

LIVING AREA

0.23 ac

LOT SIZE

2021

YEAR BUILT

1

STORIES

4

PARKING

VALUATION

\$632K

\$580K low

\$683K high

Last Sale

\$481,300 · Mar 29, 2022

Est. Owner Equity

\$196,975

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$3,528 (2025)
Assessed Value	\$389,455
Previous Assessed	\$366,300
Assessor Market Value	\$708,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	UTAH
Lot (acres)	0.23
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 28, 2022	Financing	Warranty Deed			\$385K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riverview Elementary School	Elementary	PK–5	0.5 mi
Spanish Fork High School	High	10–12	1.2 mi
Diamond Fork Middle School	Middle	6–7	1.8 mi

District: Nebo 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 84660

51 CRIME INDEX	95 AIR POLLUTION	54,145 POPULATION	\$96K MEDIAN IN-COME	48°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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