

Single Family Residence **RESIDENTIAL**

# 4016 RICKENBACKER DR

SANTA ROSA, CA 95407

**\$699,963** TopHap Estimate · \$413 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**  
BEDS

**3**  
BATHS

**1,694 ft<sup>2</sup>**  
LIVING AREA

**0.11 ac**  
LOT SIZE

**2001**  
YEAR BUILT

**2**  
STORIES

**8**  
ROOMS

**2**  
PARKING

## VALUATION

**\$700K**

\$673K low

\$727K high

Est. Owner Equity

**\$494,276**

Loan-to-Value

**29%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$6,440 (2025) |
| Assessed Value    | \$553,113      |
| Previous Assessed | \$553,113      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Sonoma                  |
| Lot (acres)   | 0.11                    |
| Construction  | Wood (Unspecified)      |
| Heating       | None                    |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## CLIMATE RISK

**45**  
FLOOD

**72**  
WILDFIRE

**27**  
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-------|--------|--------|
| Aug 1, 2012  | Quitclaim | Quit Claim Transfer |       |        |        |
| Oct 16, 2002 | Financing | Grant Deed          |       |        | \$301K |

## ASSIGNED SCHOOLS

| SCHOOL                  | LEVEL      | GRADES | DISTANCE |
|-------------------------|------------|--------|----------|
| Wright Charter          | Elementary | KG–8   | 0.9 mi   |
| Elsie Allen High School | High       | 9–12   | 1.4 mi   |

District: Santa Rosa 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 95407

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>89</b><br>CRIME INDEX | <b>87</b><br>AIR POLLUTION | <b>44,580</b><br>POPULATION | <b>\$74K</b><br>MEDIAN IN-COME | <b>58°F</b><br>AVG TEMP | <b>78%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|