

Single Family Residence **RESIDENTIAL**

1601 RIDLEY AVE

SANTA ROSA, CA 95401

\$548,436 TopHap Estimate · \$492 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,115 ft²

LIVING AREA

0.17 ac

LOT SIZE

1970

YEAR BUILT

1

STORIES

4

ROOMS

VALUATION

\$548K

\$524K low

\$573K high

Last Sale

\$142,500 · Oct 30, 1996

Est. Owner Equity

\$468,436

Loan-to-Value

15%

TAX & ASSESSMENT

Property Tax	\$2,617 (2025)
Assessed Value	\$232,065
Previous Assessed	\$232,065

PROPERTY FACTS

Property Type	Single Family Residence
County	Sonoma
Lot (acres)	0.17
Construction	Wood (Unspecified)
Heating	None
Cooling	Yes
Pool	No

CLIMATE RISK

69 FLOOD	1 WILDFIRE	27 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 23, 2020	Quitclaim	Quit Claim Transfer			
Aug 31, 2020	Recorded document	Affidavit Of Death			
Sep 4, 2020	Quitclaim	Quit Claim Transfer			
Feb 6, 2003	Quitclaim	Quit Claim Transfer			
Jan 31, 2003	Quitclaim	Quit Claim Transfer			\$80K
Jun 24, 1997	Quitclaim	Quit Claim Transfer			
Oct 30, 1996	Resale	Grant Deed	\$142,500	\$128	\$77K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Helen M. Lehman Elementary School	Elementary	KG–6	0.2 mi
Hilliard Comstock Middle School	Middle	7–8	0.4 mi
Piner High School	High	9–12	1.3 mi

District: Santa Rosa Elementary 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 95401

81 CRIME INDEX	83 AIR POLLUTION	37,940 POPULATION	\$88K MEDIAN IN-COME	58°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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