

Single Family Residence **RESIDENTIAL**

2748 RIVER RIDGE DR

ORLANDO, FL 32825

\$413,884 TopHap Estimate · \$227 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,822 ft²

LIVING AREA

0.14 ac

LOT SIZE

1996

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$414K

\$400K low

\$428K high

Last Sale

\$215,000 · Oct 5, 2016

Est. Owner Equity

\$220,384

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax	\$3,080 (2024)
Assessed Value	\$209,338
Previous Assessed	\$203,438
Assessor Market Value	\$350,690

PROPERTY FACTS

Property Type	Single Family Residence
County	Orange
Lot (acres)	0.14
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Pool	No

Porch · 54 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 29, 2016	Resale	Warranty Deed	\$215,000	\$118	\$194K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cypress Springs Elementary School	Elementary	KG–5	0.6 mi
Legacy Middle School	Middle	6–8	2.7 mi
University High School	High	9–12	4.7 mi

District: Orange County 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 32825

63 CRIME INDEX	114 AIR POLLUTION	66,623 POPULATION	\$70K MEDIAN IN-COME	72°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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