

Single Family Residence

RESIDENTIAL

2739 RIVER RIDGE DR

ORLANDO, FL 32825

\$360,109 TopHap Estimate · \$216 / ft² · confidence 91 · as of Jun 23, 2026



3

BEDS

2

BATHS

1,669 ft²

LIVING AREA

0.14 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$360K

\$328K low

\$393K high

Last Sale

\$280,000 · Nov 16, 2020

Est. Owner Equity

\$94,109

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$5,681 (2024)
Assessed Value	\$337,340
Previous Assessed	\$325,041
Assessor Market Value	\$337,340

PROPERTY FACTS

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

Porch · 235 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 16, 2020	Resale	Grant Deed	\$280,000	\$168	\$266K
Jan 12, 2017	Resale	Trustees Deed	\$140,200	\$84	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cypress Springs Elementary School	Elementary	KG–5	0.5 mi
Legacy Middle School	Middle	6–8	2.6 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	Absentee owner
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