

Single Family Residence **RESIDENTIAL**

1925 ROCKYPOINT WAY

RIVERBANK, CA 95367

\$417,767 TopHap Estimate · \$332 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,260 ft²

LIVING AREA

0.13 ac

LOT SIZE

1996

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$418K

\$390K low

\$446K high

Last Sale

\$103,000 · Feb 26, 1998

Est. Owner Equity

\$341,485

Loan-to-Value

19%

TAX & ASSESSMENT

Property Tax	\$2,176 (2025)
Assessed Value	\$164,442
Previous Assessed	\$164,442

PROPERTY FACTS

Property Type	Single Family Residence
County	Stanislaus
Lot (acres)	0.13
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

35
FLOOD

75
WILDFIRE

50
HEAT

14
STORM

98
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 9, 2016	Quitclaim	Quit Claim Transfer			
Feb 26, 1998	Resale	Grant Deed	\$103,000	\$82	\$102K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crossroads Elementary School	Elementary	KG–5	1.2 mi
Fred C. Beyer High School	High	9–12	2.9 mi
Elizabeth Middle School	Middle	6–8	3.5 mi

District: Sylvan Union 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 95367

73 CRIME INDEX	84 AIR POLLUTION	21,399 POPULATION	\$85K MEDIAN IN-COME	61°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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