

Single Family Residence **RESIDENTIAL**

1018 W RIVER RIDGE LN

SPANISH FORK, UT 84660

\$646,250 TopHap Estimate · \$181 / ft² · confidence 92 · as of Jun 23, 2026



4

BEDS

2.5

BATHS

3,579 ft²

LIVING AREA

0.24 ac

LOT SIZE

2007

YEAR BUILT

2

STORIES

10

ROOMS

3

PARKING

VALUATION

\$646K

\$595K low

\$698K high

Est. Owner Equity

\$0

Loan-to-Value

147%

TAX & ASSESSMENT

Property Tax	\$820 (2025)
Assessed Value	\$556,930
Previous Assessed	\$547,690
Assessor Market Value	\$1,012,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	A-Frame
County	UTAH
Lot (acres)	0.23
Construction	Masonry/Concrete Masonry Units (Cmus)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 99 ft²

Porch · 461 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 10, 2018	Financing	Grant Deed			\$1M
May 29, 2008	Quitclaim	Quit Claim Transfer			
Apr 8, 2008	Financing	Special Warranty Deed			
Feb 21, 2007	Recorded document	Warranty Deed			
Dec 4, 2006	Quitclaim	Quit Claim Transfer			
Jul 18, 2006	Financing	Warranty Deed			\$90K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riverview Elementary School	Elementary	PK–5	0.4 mi
Spanish Fork High School	High	10–12	0.9 mi
Diamond Fork Middle School	Middle	6–7	1.9 mi

District: Nebo 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 84660

51 CRIME INDEX	95 AIR POLLUTION	54,145 POPULATION	\$96K MEDIAN IN-COME	48°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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