

Single Family Residence

RESIDENTIAL

2536 RIVER RIDGE DR

ORLANDO, FL 32825

\$422,729 TopHap Estimate · \$216 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,957 ft²

LIVING AREA

0.12 ac

LOT SIZE

1998

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$423K

\$394K low

\$451K high

Last Sale

\$158,000 · Oct 9, 2019

Est. Owner Equity

\$234,229

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$4,447 (2024)
Assessed Value	\$296,680
Previous Assessed	\$288,319
Assessor Market Value	\$402,660

PROPERTY FACTS

Property Type	Single Family Residence
County	Orange
Lot (acres)	0.12
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Pool	No

Porch · 142 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 3, 2019	Resale	Warranty Deed	\$158,000	\$81	\$119K
Oct 12, 2011	Resale	Warranty Deed	\$150,000	\$77	\$110K
Feb 28, 2006	Resale	Grant Deed	\$307,000	\$157	\$246K
Oct 25, 2004	Resale	Warranty Deed	\$215,000	\$110	\$172K
Oct 14, 2004	Resale	Warranty Deed	\$215,000	\$110	
May 27, 2004	Resale	Grant Deed	\$188,000	\$96	\$178K
Nov 14, 2001	Resale	Grant Deed	\$148,000	\$76	\$118K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cypress Springs Elementary School	Elementary	KG–5	0.5 mi
Legacy Middle School	Middle	6–8	2.5 mi
University High School	High	9–12	4.6 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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