

Single Family Residence **RESIDENTIAL**

2752 RIVER RIDGE DR

ORLANDO, FL 32825

\$392,147 TopHap Estimate · \$274 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,429 ft²

LIVING AREA

0.13 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$392K

\$371K low

\$414K high

Last Sale

\$142,000 · Sep 8, 2010

Est. Owner Equity

\$255,981

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$1,878 (2024)
Assessed Value	\$132,488
Previous Assessed	\$128,754
Assessor Market Value	\$320,080

PROPERTY FACTS

Property Type	Single Family Residence
County	Orange
Lot (acres)	0.13
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Pool	No

Porch · 223 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 24, 2010	Resale	Grant Deed	\$142,000	\$99	\$136K
Mar 18, 2010	Recorded document	Trustees Deed			
Jan 28, 2005	Resale	Warranty Deed	\$170,000	\$119	\$162K
Aug 29, 1997	Resale	Grant Deed	\$102,000	\$71	\$98K

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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