

Planned Unit Development (Pud)

**RESIDENTIAL**

# 1365 RIVER RIDGE DR

COLLIERVILLE, TN 38017

**\$406,143** TopHap Estimate · \$174 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**2.5**

BATHS

**2,334 ft<sup>2</sup>**

LIVING AREA

**0.31 ac**

LOT SIZE

**2001**

YEAR BUILT

**1**

STORIES

**7**

ROOMS

**2**

PARKING

## VALUATION

**\$406K**

\$390K low

\$423K high

Last Sale

**\$246,000 · Apr 22, 2016**

Est. Owner Equity

**\$129,997**

Loan-to-Value

**66%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,612 (2025) |
| Assessed Value        | \$99,500       |
| Previous Assessed     | \$74,950       |
| Assessor Market Value | \$398,000      |

## PROPERTY FACTS

|               |                                |
|---------------|--------------------------------|
| Property Type | Planned Unit Development (Pud) |
| Style         | Traditional/Old                |
| County        | SHELBY                         |
| Lot (acres)   | 0.32                           |
| Construction  | Frame (Unspecified)            |
| Heating       | Central                        |
| Cooling       | Central                        |
| Fireplace     | Yes                            |
| Garage        | Garage, Attached               |
| Pool          | Yes                            |

Patio · 44 ft²

Porch · 127 ft²

## CLIMATE RISK

89

FLOOD

38

WILDFIRE

33

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|--------|---------------|-----------|--------|--------|
| Apr 18, 2016 | Resale | Warranty Deed | \$246,000 | \$105  | \$242K |
| Jun 25, 2009 | Resale | Warranty Deed | \$212,000 | \$91   | \$167K |
| Feb 16, 2007 | Resale | Warranty Deed | \$228,500 | \$98   | \$168K |
| Mar 30, 2001 | Resale | Grant Deed    | \$175,900 | \$75   | \$167K |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Tara Oaks Elementary School     | Elementary | KG–5   | 0.8 mi   |
| West Collierville Middle School | Middle     | 6–8    | 1.7 mi   |
| Collierville High School        | High       | 9–12   | 4.2 mi   |

District: Collierville 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 38017

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>32</b><br>CRIME INDEX | <b>97</b><br>AIR POLLUTION | <b>54,073</b><br>POPULATION | <b>\$134K</b><br>MEDIAN IN-COME | <b>60°F</b><br>AVG TEMP | <b>64%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|