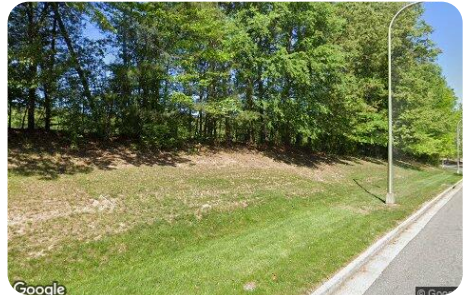


Residential - Vacant Land

RESIDENTIAL

12435 BLUFFTON RIDGE CT

RICHMOND, VA 23238



0.49 ac

LOT SIZE

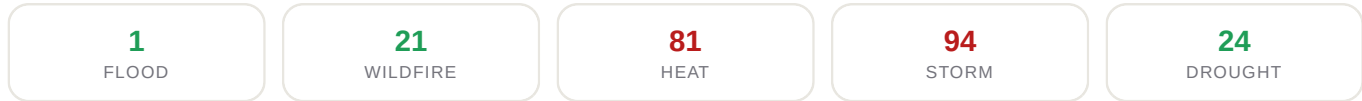
TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,500 (2026) |
| Assessed Value        | \$283,000      |
| Previous Assessed     | \$270,000      |
| Assessor Market Value | \$283,000      |

PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | GOOCHLAND                 |
| Lot (acres)   | 0.49                      |
| Pool          | No                        |

## CLIMATE RISK



Scores 0–100; higher = greater projected risk.

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Randolph Elementary School | Elementary | PK–5   | 9.9 mi   |
| Goochland Middle School    | Middle     | 6–8    | 15.2 mi  |
| Goochland High School      | High       | 9–12   | 15.3 mi  |

District: Goochland County Public Schools

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 23238



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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|