

Single Family Residence **RESIDENTIAL**

5007 WINDING RIVER CT

RIVERBANK, CA 95367

\$610,443 TopHap Estimate · \$272 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,246 ft²

LIVING AREA

0.14 ac

LOT SIZE

2005

YEAR BUILT

3

PARKING

VALUATION

\$610K

\$587K low

\$634K high

Est. Owner Equity

\$97,033

Loan-to-Value

87%

TAX & ASSESSMENT

Property Tax	\$7,388 (2025)
Assessed Value	\$577,496
Previous Assessed	\$577,496

PROPERTY FACTS

Property Type	Single Family Residence
County	Stanislaus
Lot (acres)	0.14
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

10
FLOOD

74
WILDFIRE

49
HEAT

13
STORM

98
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 13, 2025	Financing	Intrafamily Transfer			
Jun 29, 2006	Financing	Grant Deed			\$400K
Oct 14, 2005	Financing	Grant Deed			\$339K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crossroads Elementary School	Elementary	KG–5	0.8 mi
James C. Enochs High School	High	9–12	1.6 mi
Elizabeth Middle School	Middle	6–8	2.0 mi

District: Sylvan Union Elementary 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 95367

73 CRIME INDEX	84 AIR POLLUTION	21,399 POPULATION	\$85K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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