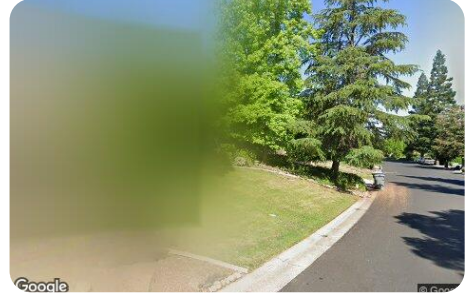
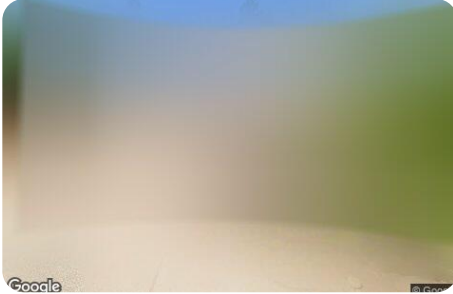


Single Family Residence **RESIDENTIAL**

229 RIVER RIDGE WAY

FOLSOM, CA 95630

\$942,941 TopHap Estimate · \$311 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,034 ft²

LIVING AREA

0.28 ac

LOT SIZE

1985

YEAR BUILT

2

STORIES

8

ROOMS

3

PARKING

VALUATION

\$943K

\$881K low

\$1M high

Last Sale

\$565,000 · May 15, 2015

Est. Owner Equity

\$422,801

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$7,330 (2025)
Assessed Value	\$692,613
Previous Assessed	\$679,034

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.28
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

49
FLOOD

56
WILDFIRE

58
HEAT

45
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 27, 2021	Financing	Intrafamily Transfer			
Apr 9, 2015	Resale	Grant Deed	\$565,000	\$186	\$544K
Aug 6, 2007	Quitclaim	Quit Claim Transfer			\$25K
Feb 26, 2004	Resale	Grant Deed	\$555,500	\$183	\$226K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Carl H. Sundahl Elementary School	Elementary	KG–5	0.8 mi
Sutter Middle School	Middle	6–8	1.7 mi
Folsom Lake High School	High	9–12	3.7 mi

District: Folsom-Cordova Unified 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 95630

49 CRIME INDEX	79 AIR POLLUTION	81,616 POPULATION	\$129K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
--------------------------------------	--	---	---	-------------------------------------	------------------------------------

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

OWNERSHIP

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