

Single Family Residence **RESIDENTIAL**

1243 RIVER RIDGE DR

REDDING, CA 96003

\$360,624 TopHap Estimate · \$258 / ft² · confidence 95 · as of Jul 14, 2026



This site can't load Google Maps correctly.

Do you own this website?
g.co/streetviewerror/signature



This site can't load Google Maps correctly.

Do you own this website?
g.co/streetviewerror/signature



This site can't load Google Maps correctly.

Do you own this website?
g.co/streetviewerror/signature



This site can't load Google Maps correctly.

Do you own this website?
g.co/staticmaperror/signature



This site can't load Google Maps correctly.

Do you own this website?
g.co/staticmaperror/signature

3

BEDS

2

BATHS

1,396 ft²

LIVING AREA

0.39 ac

LOT SIZE

1999

YEAR BUILT

1

STORIES

3

ROOMS

2

PARKING

VALUATION

\$361K

\$342K low

\$379K high

Last Sale

\$258,500 · Aug 19, 2014

Est. Owner Equity

\$170,124

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$3,567 (2025)
Assessed Value	\$316,880
Previous Assessed	\$310,667

PROPERTY FACTS

Property Type	Single Family Residence
County	SHASTA
Lot (acres)	0.39
Heating	Forced Air With Air Conditioning
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 14, 2014	Resale	Grant Deed	\$258,500	\$185	\$207K
Oct 1, 2013	Quitclaim	Quit Claim Transfer			\$100K
Feb 13, 2004	Resale	Grant Deed	\$229,500	\$164	\$184K
Feb 13, 2004	Recorded document	Grant Deed			
May 23, 2001	Resale	Grant Deed	\$154,500	\$111	\$147K
Sep 29, 1999	Resale	Grant Deed	\$132,500	\$95	\$103K
May 28, 1999	Financing	Grant Deed			\$102K
Apr 30, 1999	Resale	Grant Deed	\$245,000	\$176	\$162K
Mar 31, 1999	Recorded document	Grant Deed			
Aug 23, 1995	Quitclaim	Quit Claim Transfer			
Dec 7, 1994	Resale	Grant Deed	\$390,000	\$279	\$351K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Buckeye School of the Arts	Elementary	KG–8	1.5 mi
Central Valley High School	High	9–12	5.1 mi

District: Gateway Unified School District



This site can't load Google Maps correctly.

Do you own this website?
g.co/staticmaperror/signature

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 96003

103 CRIME INDEX	105 AIR POLLUTION	43,470 POPULATION	\$73K MEDIAN IN-COME	60°F AVG TEMP	88% SUNSHINE
---------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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