

Planned Unit Development (Pud)

RESIDENTIAL

1279 RIVER RIDGE DR

COLLIERVILLE, TN 38017

\$414,754 TopHap Estimate · \$192 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,162 ft²

LIVING AREA

0.26 ac

LOT SIZE

1999

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$415K

\$372K low

\$457K high

Last Sale

\$415,000 · Nov 14, 2025

Est. Owner Equity

\$20,504

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$2,504 (2024)
Assessed Value	\$92,950
Previous Assessed	\$73,875
Assessor Market Value	\$371,800

PROPERTY FACTS

Property Type	Planned Unit Development (Pud)
Style	Traditional/Old
County	SHELBY
Lot (acres)	0.26
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 130 ft²

Porch · 428 ft²

CLIMATE RISK

35
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
Nov 13, 2025	Resale	Warranty Deed	\$415,000	\$192	\$394K
May 15, 2013	Resale	Warranty Deed	\$208,000	\$96	\$156K
Aug 28, 2003	Resale	Grant Deed	\$185,000	\$86	\$185K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Tara Oaks Elementary School	Elementary	KG–5	0.7 mi
West Collierville Middle School	Middle	6–8	1.6 mi
Collierville High School	High	9–12	4.0 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

32 CRIME INDEX	97 AIR POLLUTION	54,073 POPULATION	\$134K MEDIAN IN-COME	60°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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