

Single Family Residence **RESIDENTIAL**

1028 RIVER RIDGE DR

REDDING, CA 96003

\$445,549 TopHap Estimate · \$228 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,954 ft²

LIVING AREA

0.4 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$446K

\$427K low

\$464K high

Last Sale

\$189,000 · Mar 2, 2001

Est. Owner Equity

\$445,549

TAX & ASSESSMENT

Property Tax	\$3,368 (2025)
Assessed Value	\$298,766
Previous Assessed	\$292,909

PROPERTY FACTS

Property Type	Single Family Residence
County	SHASTA
Lot (acres)	0.40
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 1, 2016	Quitclaim	Quit Claim Transfer			
Feb 1, 2016	Quitclaim	Quit Claim Transfer			
Mar 2, 2001	Resale	Grant Deed	\$189,000	\$97	
Dec 6, 2000	Non-arms-length	Grant Deed	\$39,000	\$20	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Buckeye School of the Arts	Elementary	KG–8	1.7 mi
Central Valley High School	High	9–12	5.2 mi

District: Gateway 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 96003

103 CRIME INDEX	105 AIR POLLUTION	43,470 POPULATION	\$73K MEDIAN IN-COME	60°F AVG TEMP	88% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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