

Single Family Residence **RESIDENTIAL**

914 RIVER RIDGE RD

BENTON, AR 72019

\$386,120 TopHap Estimate · \$119 / ft² · confidence 90 · as of Jul 14, 2026



2

BATHS

3,256 ft²

LIVING AREA

0.92 ac

LOT SIZE

1986

YEAR BUILT

1

STORIES

VALUATION

\$386K

\$347K low

\$425K high

Last Sale

\$325,000 · Feb 21, 2023

Est. Owner Equity

\$386,120

TAX & ASSESSMENT

Property Tax	\$1,765 (2025)
Assessed Value	\$43,895
Previous Assessed	\$43,895
Assessor Market Value	\$219,475

PROPERTY FACTS

Property Type	Single Family Residence
County	Saline
Lot (acres)	0.92
Construction	Frame (Unspecified)
Foundation	Closed Piers
Roof	Metal
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	In-Ground Pool

Patio · 35 ft²

Porch · 168 ft²

CLIMATE RISK

38

FLOOD

45

WILDFIRE

89

HEAT

72

STORM

26

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 16, 2023	Financing	Warranty Deed			
Feb 16, 2023	Resale	Warranty Deed	\$325,000	\$100	\$220K
Oct 25, 2019	Quitclaim	Quit Claim Transfer			
Jan 28, 2019	Quitclaim	Quit Claim Transfer			
Aug 26, 2004	Quitclaim	Quit Claim Transfer			\$74K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Benton Middle School	Middle	5–7	4.5 mi
Caldwell Elementary School	Elementary	KG–4	4.6 mi
Benton High School	High	10–12	4.6 mi

District: Benton 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 72019

91 CRIME INDEX	155 AIR POLLUTION	29,093 POPULATION	\$86K MEDIAN IN-COME	62°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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