

Single Family Residence

RESIDENTIAL

4049 RICKENBACKER DR

SANTA ROSA, CA 95407

\$559,144 TopHap Estimate · \$449 / ft² · confidence 87 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,246 ft²

LIVING AREA

3,960 ft²

LOT SIZE

2001

YEAR BUILT

2

STORIES

3

ROOMS

2

PARKING

VALUATION

\$559K

\$488K low

\$631K high

Last Sale

\$469,000 · Jun 9, 2017

Est. Owner Equity

\$124,144

Loan-to-Value

76%

TAX & ASSESSMENT

Property Tax	\$6,415 (2025)
Assessed Value	\$544,308
Previous Assessed	\$533,637

PROPERTY FACTS

Property Type	Single Family Residence
County	SONOMA
Lot (acres)	0.09
Construction	Wood (Unspecified)
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

25
FLOOD

72
WILDFIRE

27
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 1, 2021	Financing	Intrafamily Transfer			\$435K
Jun 2, 2017	Resale	Grant Deed	\$469,000	\$376	\$452K
Mar 23, 2009	Resale	Grant Deed	\$254,000	\$204	
Oct 2, 2008	Non-arms-length	Trustees Deed	\$269,940	\$217	
Oct 4, 2005	Recorded document	Grant Deed			
Oct 3, 2005	Resale	Grant Deed	\$540,000	\$433	\$400K
Nov 27, 2001	Financing	Grant Deed			\$213K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wright Charter	Elementary	KG–8	0.9 mi
Elsie Allen High School	High	9–12	1.4 mi

District: Santa Rosa High 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 95407

89 CRIME INDEX	87 AIR POLLUTION	44,580 POPULATION	\$74K MEDIAN IN-COME	58°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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