

Single Family Residence **RESIDENTIAL**

# 1820 RACHELS RIDGE LOOP

OCOE, FL 34761

**\$421,259** TopHap Estimate · \$174 / ft² · confidence 94 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**2,421 ft²**

LIVING AREA

**0.2 ac**

LOT SIZE

**1999**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$421K**

\$397K low

\$445K high

Last Sale

**\$181,900 · Jun 14, 2013**

Est. Owner Equity

**\$254,685**

Loan-to-Value

**40%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,236 (2024) |
| Assessed Value        | \$208,415      |
| Previous Assessed     | \$202,541      |
| Assessor Market Value | \$422,440      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Orange                  |
| Lot (acres)   | 0.20                    |
| Roof          | Composition Shingle     |
| Heating       | Forced Air              |
| Cooling       | Central                 |
| Pool          | No                      |

Porch · 215 ft²

## TRANSACTION HISTORY

| DATE         | TYPE             | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|------------------|-----------------------|-----------|--------|--------|
| Jun 10, 2013 | Resale           | Special Warranty Deed | \$181,900 | \$75   | \$167K |
| Oct 5, 2012  | Foreclosure sale | Trustees Deed         | \$168,800 | \$70   |        |
| May 11, 2006 | Resale           | Warranty Deed         | \$352,000 | \$145  | \$280K |
| Jan 20, 2006 | Resale           | Warranty Deed         | \$150,000 | \$62   |        |
| Jan 20, 2006 | Quitclaim        | Quit Claim Transfer   |           |        |        |
| Nov 11, 1999 | Resale           | Grant Deed            | \$169,600 | \$70   | \$170K |

## ASSIGNED SCHOOLS

| SCHOOL                   | LEVEL      | GRADES | DISTANCE |
|--------------------------|------------|--------|----------|
| Citrus Elementary School | Elementary | KG–5   | 0.1 mi   |
| Ocoee Middle School      | Middle     | 6–8    | 1.8 mi   |
| Ocoee High School        | High       | 9–12   | 3.4 mi   |

District: Orange County 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 34761

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>63</b><br>CRIME INDEX | <b>159</b><br>AIR POLLUTION | <b>47,477</b><br>POPULATION | <b>\$84K</b><br>MEDIAN IN-COME | <b>72°F</b><br>AVG TEMP | <b>64%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|