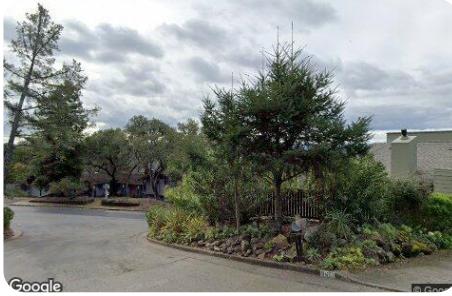


Single Family Residence **RESIDENTIAL**

3601 HOLLY RIDGE DR

SANTA ROSA, CA 95409

\$1,379,363 TopHap Estimate · \$467 / ft² · confidence 94 · as of Jul 14, 2026



4
BEDS

2.5
BATHS

2,953 ft²
LIVING AREA

0.32 ac
LOT SIZE

1980
YEAR BUILT

2
STORIES

4
ROOMS

1
PARKING

VALUATION

\$1.4M

\$1.3M low

\$1.5M high

Last Sale

\$1,020,000 · Apr 7, 2015

Est. Owner Equity

\$313,363

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$14,089 (2025)
Assessed Value	\$1,211,454
Previous Assessed	\$1,187,701

PROPERTY FACTS

Property Type	Single Family Residence
County	SONOMA
Lot (acres)	0.32
Construction	Wood (Unspecified)
Heating	None
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1
FLOOD

66
WILDFIRE

27
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 23, 2025	Financing	Intrafamily Transfer			
Sep 23, 2025	Financing	Intrafamily Transfer			
Mar 25, 2015	Resale	Grant Deed	\$1,020,000	\$345	\$816K
Dec 12, 2006	Resale	Grant Deed	\$852,500	\$289	\$675K
Apr 4, 2003	Quitclaim	Quit Claim Transfer			\$210K
Dec 28, 1993	Quitclaim	Quit Claim Transfer			\$250K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Madrone Elementary School	Elementary	KG–6	1.1 mi
Rincon Valley Middle School	Middle	7–8	1.9 mi
Maria Carrillo High School	High	9–12	2.2 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 95409

105 CRIME INDEX	83 AIR POLLUTION	24,776 POPULATION	\$99K 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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