

Single Family Residence **RESIDENTIAL**

1889 RIVER RUN DR

MARYSVILLE, CA 95901

\$415,155 TopHap Estimate · \$182 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,276 ft²

LIVING AREA

0.13 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$415K

\$393K low

\$437K high

Est. Owner Equity

\$64,355

Loan-to-Value

85%

TAX & ASSESSMENT

Property Tax	\$4,898 (2025)
Assessed Value	\$351,125
Previous Assessed	\$344,241
Assessor Market Value	\$424,800

PROPERTY FACTS

Property Type	Single Family Residence
County	YUBA
Lot (acres)	0.13
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

Patio · 110 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 24, 2019	Financing	Intrafamily Transfer			\$280K
Jan 12, 2017	Financing	Intrafamily Transfer			\$265K
Jun 10, 2015	Resale	Grant Deed	\$240,000	\$105	
Jun 10, 2015	Quitclaim	Quit Claim Transfer			
Mar 12, 2009	Resale	Grant Deed	\$185,000	\$81	\$185K
Nov 21, 2008	Foreclosure sale	Trustees Deed	\$238,879	\$105	
Dec 22, 2006	Resale	Grant Deed	\$313,000	\$138	\$280K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Edgewater Elementary School	Elementary	KG–6	0.3 mi
Yuba Gardens Intermediate School	Middle	7–8	2.0 mi
Lindhurst High School	High	9–12	2.3 mi

District: Marysville Joint 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 95901

109 CRIME INDEX	91 AIR POLLUTION	39,297 POPULATION	\$63K MEDIAN IN-COME	61°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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