

Planned Unit Development (Pud)

RESIDENTIAL

29149 RIVER RUN LN

HIGHLAND, CA 92346

\$504,689 TopHap Estimate · \$293 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,722 ft²

LIVING AREA

0.14 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$505K

\$486K low

\$524K high

Last Sale

\$385,000 · Jun 28, 2005

Est. Owner Equity

\$172,689

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$7,091 (2025)
Assessed Value	\$547,393

PROPERTY FACTS

Property Type	Planned Unit Development (Pud)
Style	Modern
County	SAN BERNARDINO
Lot (acres)	0.14
Construction	Frame (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Patio · 248 ft²

Porch · 248 ft²

CLIMATE RISK

1
FLOOD

90
WILDFIRE

39
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 7, 2023	Financing	Intrafamily Transfer			
Jun 3, 2005	Resale	Grant Deed	\$385,000	\$224	\$280K
Apr 28, 2004	Recorded document	Affidavit Of Death			
Aug 14, 2002	Quitclaim	Quit Claim Transfer			
Aug 3, 2001	Foreclosure sale	Trustees Deed	\$173,100	\$101	
Apr 30, 1993	Resale	Grant Deed	\$148,000	\$86	\$146K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Arroyo Verde Elementary School	Elementary	KG–5	0.3 mi
Beattie Middle School	Middle	6–8	0.9 mi
Citrus Valley High School	High	9–12	2.7 mi

District: Redlands 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 92346

68 CRIME INDEX	100 AIR POLLUTION	59,509 POPULATION	\$89K MEDIAN IN-COME	61°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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