

Planned Unit Development (Pud)

RESIDENTIAL

29134 RIVER RUN LN

HIGHLAND, CA 92346

\$446,348 TopHap Estimate · \$299 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,495 ft²

LIVING AREA

0.17 ac

LOT SIZE

1987

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$446K

\$418K low

\$475K high

Last Sale

\$350,000 · Apr 17, 2019

Est. Owner Equity

\$163,311

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$5,200 (2025)
Assessed Value	\$398,242

PROPERTY FACTS

Property Type	Planned Unit Development (Pud)
Style	Modern
County	SAN BERNARDINO
Lot (acres)	0.17
Construction	Frame (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 20 ft²

Porch · 20 ft²

CLIMATE RISK

1
FLOOD

89
WILDFIRE

39
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 21, 2019	Resale	Grant Deed	\$350,000	\$234	\$284K
Mar 20, 2017	Financing	Intrafamily Transfer			\$264K
Mar 1, 2005	Resale	Grant Deed	\$316,000	\$211	\$309K
Dec 9, 2002	Resale	Grant Deed	\$192,000	\$128	\$182K
Dec 16, 1993	Quitclaim	Quit Claim Transfer			
Nov 27, 1991	Resale	Grant Deed	\$142,000	\$95	\$144K

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	Owner occupied
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