

Rural Residence

RESIDENTIAL

1717 CAMINO RIVERA

RIO RICO, AZ 85648

\$291,271 TopHap Estimate · \$180 / ft² · confidence 94 · as of Jul 14, 2026



1,622 ft²
LIVING AREA

0.27 ac
LOT SIZE

2005
YEAR BUILT

1
STORIES

4
ROOMS

2
PARKING

VALUATION

\$291K

\$274K low

\$308K high

Last Sale

\$265,000 · Mar 15, 2022

Est. Owner Equity

\$79,271

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax	\$1,973 (2024)
Assessed Value	\$21,775
Previous Assessed	\$22,205
Assessor Market Value	\$217,751

PROPERTY FACTS

Property Type	Rural Residence
County	Santa Cruz
Lot (acres)	0.27
Construction	Steel Frame
Foundation	Stone (Unspecified)
Roof	Builtup (layered Asphalt)
Heating	Yes
Cooling	Yes
Garage	Garage, Attached
Pool	No

Porch · 207 ft²

CLIMATE RISK

1
FLOOD

90
WILDFIRE

88
HEAT

12
STORM

35
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 11, 2022	Resale	Warranty Deed	\$265,000	\$163	\$212K
Oct 23, 2013	Quitclaim	Quit Claim Transfer			
Jan 27, 2012	Resale	Grant Deed	\$73,900	\$46	
Jul 1, 2011	Non-arms-length	Trustees Deed	\$62,650	\$39	
Jul 1, 2011	Non-arms-length	Trustees Deed	\$62,650	\$39	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Coatimundi Middle School	Middle	6–8	3.1 mi
Rio Rico High School	High	9–12	3.3 mi
San Cayetano Elementary School	Elementary	KG–5	6.2 mi

District: Santa Cruz Valley Unified 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 85648

48 CRIME INDEX	105 AIR POLLUTION	18,682 POPULATION	\$60K MEDIAN IN-COME	63°F AVG TEMP	85% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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