

Single Family Residence **RESIDENTIAL**

21899 RUSSIAN RIVER DR

SONORA, CA 95370

\$375,687 TopHap Estimate · \$328 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,144 ft²

LIVING AREA

0.21 ac

LOT SIZE

1977

YEAR BUILT

1

STORIES

3

ROOMS

VALUATION

\$376K

\$368K low

\$383K high

Last Sale

\$315,000 · Sep 16, 2022

Est. Owner Equity

\$66,393

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$3,424 (2025)
Assessed Value	\$334,280
Previous Assessed	\$327,726
Assessor Market Value	\$278,730

PROPERTY FACTS

Property Type	Single Family Residence
Style	Modern
County	TUOLUMNE
Lot (acres)	0.21
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 12, 2022	Resale	Grant Deed	\$315,000	\$275	\$309K
Oct 31, 2012	Recorded document	Grant Deed			
Aug 23, 2012	Recorded document	Grant Deed			
Sep 19, 2006	Resale	Grant Deed	\$260,000	\$227	
Jul 3, 2002	Resale	Grant Deed	\$94,000	\$82	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Curtis Creek Elementary School	Elementary	KG–8	4.4 mi
Sonora High School	High	9–12	6.7 mi

District: Curtis Creek Elementary 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 95370

90 CRIME INDEX	85 AIR POLLUTION	27,153 POPULATION	\$76K 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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