

Single Family Residence **RESIDENTIAL**

472 S ROCK RIVER RD

DIAMOND BAR, CA 91765

\$740,719 TopHap Estimate · \$549 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,349 ft²

LIVING AREA

0.21 ac

LOT SIZE

1971

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$741K

\$702K low

\$780K high

Est. Owner Equity

\$224,503

Loan-to-Value

64%

TAX & ASSESSMENT

Property Tax	\$3,991 (2025)
Assessed Value	\$250,249
Previous Assessed	\$245,343

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	LOS ANGELES
Lot (acres)	0.21
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 15, 2024	Financing	Intrafamily Transfer			
Dec 19, 1996	Quitclaim	Quit Claim Transfer			
Apr 28, 1995	Resale	Grant Deed	\$149,000	\$110	\$152K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Armstrong Elementary School	Elementary	KG–6	0.4 mi
Lorbeer Middle School	Middle	7–8	0.7 mi
Diamond Ranch High School	High	9–12	2.3 mi

District: Pomona 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 91765

46 CRIME INDEX	101 AIR POLLUTION	41,302 POPULATION	\$99K MEDIAN IN-COME	63°F AVG TEMP	73% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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