

Planned Unit Development (Pud)

RESIDENTIAL

7212 RANCHO ROSA WAY

RANCHO CUCAMONGA, CA 91701

\$787,650 TopHap Estimate · \$419 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,882 ft²

LIVING AREA

0.1 ac

LOT SIZE

1997

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$788K

\$749K low

\$826K high

Last Sale

\$788,000 · Apr 24, 2026

Est. Owner Equity

\$787,650

TAX & ASSESSMENT

Property Tax	\$8,319 (2025)
Assessed Value	\$779,350

PROPERTY FACTS

Property Type	Planned Unit Development (Pud)
Style	Modern
County	SAN BERNARDINO
Lot (acres)	0.10
Construction	Frame (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Pool W/Hot Tub/Spa

Patio · 48 ft²

Porch · 48 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 25, 2026	Resale	Grant Deed	\$788,000	\$419	\$472K
Mar 25, 2026	Financing	Grant Deed			\$472K
Dec 15, 2021	Non-arms-length	Grant Deed	\$720,000	\$383	\$490K
Feb 14, 2013	Resale	Grant Deed	\$320,000	\$170	\$170K
Dec 11, 1997	Resale	Grant Deed	\$208,500	\$111	\$198K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Foothill Knolls Academy of Innovation	Elementary	KG–8	1.2 mi
Upland High School	High	9–12	2.4 mi

District: Upland 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 91701

51 CRIME INDEX	105 AIR POLLUTION	40,163 POPULATION	\$106K MEDIAN IN-COME	61°F AVG TEMP	68% SUNSHINE
-------------------	----------------------	----------------------	--------------------------	------------------	-----------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------