

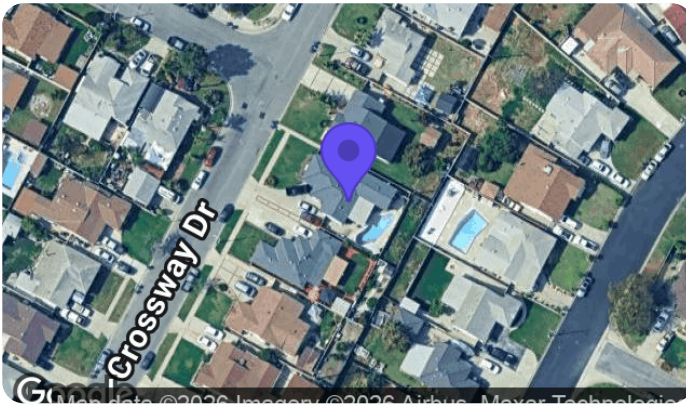
Single Family Residence

RESIDENTIAL

7702 CROSSWAY DR

PICO RIVERA, CA 90660

\$812,414 TopHap Estimate · \$634 / ft² · confidence 95 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,282 ft²

LIVING AREA

0.15 ac

LOT SIZE

1950

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$812K

\$774K low

\$851K high

Est. Owner Equity

\$453,414

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$2,667 (2025)
Assessed Value	\$130,703
Previous Assessed	\$128,141

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	LOS ANGELES
Lot (acres)	0.15
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Cooling	Wall Unit
Garage	Garage, Attached
Pool	Yes

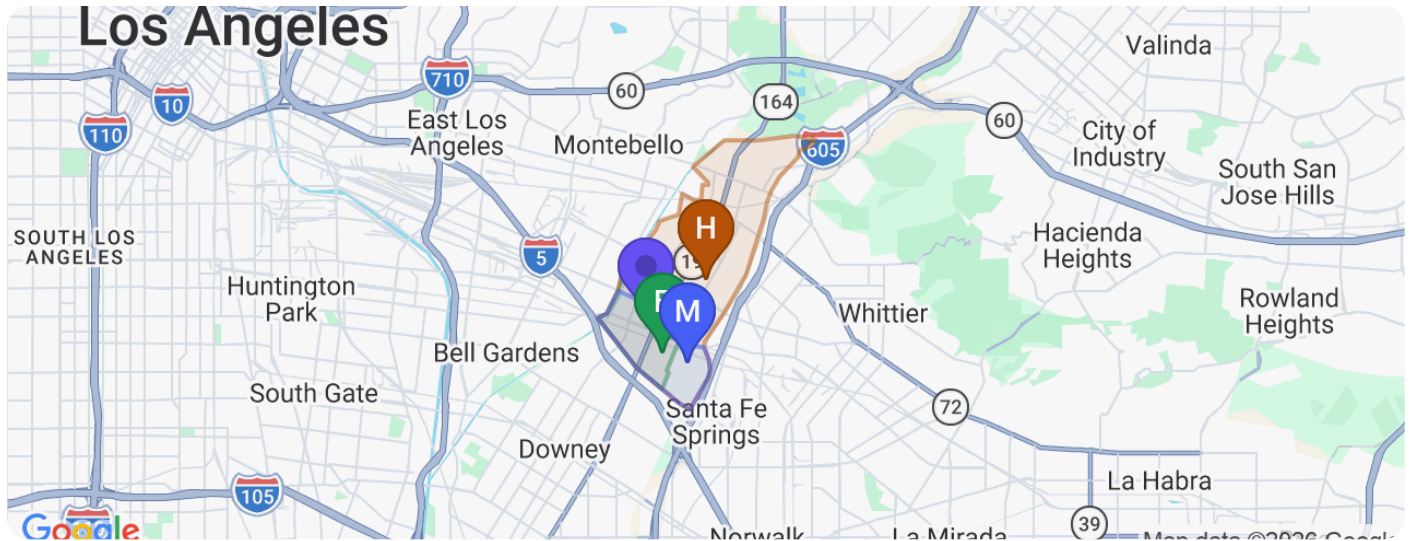
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 28, 2006	Quitclaim	Quit Claim Transfer			
Jul 28, 2006	Quitclaim	Quit Claim Transfer			\$200K
May 16, 2003	Quitclaim	Quit Claim Transfer			
Dec 26, 1996	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Magee Academy of Arts & Sciences	Elementary	PK–5	0.7 mi
The STEAM Academy @Burke	Middle	6–8	1.1 mi
El Rancho High School	High	9–12	1.3 mi

District: El Rancho 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 90660

54 CRIME INDEX	109 AIR POLLUTION	59,514 POPULATION	\$77K MEDIAN IN-COME	65°F AVG TEMP	73% SUNSHINE
-------------------	----------------------	----------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

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