

Condominium

RESIDENTIAL

1252 RIVER GLEN ROW

SAN DIEGO, CA 92111

\$516,864 TopHap Estimate · \$615 / ft² · confidence 95 · as of Jul 14, 2026



1

BEDS

1

BATHS

840 ft²

LIVING AREA

4.4 ac

LOT SIZE

1980

YEAR BUILT

2

STORIES

2

ROOMS

1

PARKING

VALUATION

\$517K

\$491K low

\$543K high

Last Sale

\$229,000 · Jul 10, 2009

Est. Owner Equity

\$319,364

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax	\$3,758 (2025)
Assessed Value	\$301,493
Previous Assessed	\$295,582

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	SAN DIEGO
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Garage	Carport (Unspecified)
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	36 HEAT	11 STORM	87 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 5, 2014	Quitclaim	Quit Claim Transfer			
Jun 5, 2014	Financing	Intrafamily Transfer			\$212K
Apr 16, 2011	Quitclaim	Quit Claim Transfer			
May 29, 2009	Resale	Grant Deed	\$229,000	\$273	\$225K
Mar 21, 2005	Resale	Grant Deed	\$331,500	\$395	\$265K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Carson Elementary School	Elementary	KG–5	0.5 mi
Montgomery Middle School	Middle	6–8	1.3 mi
Kearny High School of Digital Media and Design	High	9–12	2.2 mi

District: San Diego City 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 92111

100 CRIME INDEX	107 AIR POLLUTION	48,978 POPULATION	\$84K MEDIAN IN-COME	62°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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