

Single Family Residence **RESIDENTIAL**

43271 KAWEAH RIVER DR
THREE RIVERS, CA 93271



3
BEDS

2
BATHS

1,910 ft²
LIVING AREA

5.68 ac
LOT SIZE

1999
YEAR BUILT

1
STORIES

6
ROOMS

2
PARKING

VALUATION

Last Sale **\$43,000 · May 9, 1997**

TAX & ASSESSMENT

Property Tax	\$4,780 (2025)
Assessed Value	\$445,899
Previous Assessed	\$445,899

PROPERTY FACTS

Property Type	Single Family Residence
County	Tulare
Lot (acres)	5.68
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Deck · 351 ft²

Patio · 351 ft²

CLIMATE RISK

41 FLOOD	77 WILDFIRE	70 HEAT	41 STORM	85 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 5, 2007	Financing	Intrafamily Transfer			\$350K
Apr 22, 1999	Financing	Grant Deed			\$182K
May 9, 1997	Resale	Grant Deed	\$43,000	\$23	\$34K
May 28, 1992	Resale	Grant Deed	\$55,000	\$29	\$35K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Three Rivers Union Elementary School	Elementary	KG–8	1.2 mi
Woodlake High School	High	9–12	12.1 mi

District: Three Rivers Union 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 93271

180 CRIME INDEX	81 AIR POLLUTION	1,807 POPULATION	\$80K MEDIAN IN-COME	59°F AVG TEMP	70% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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