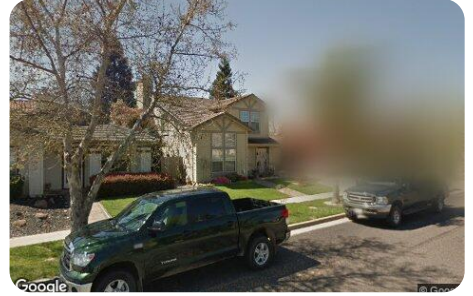
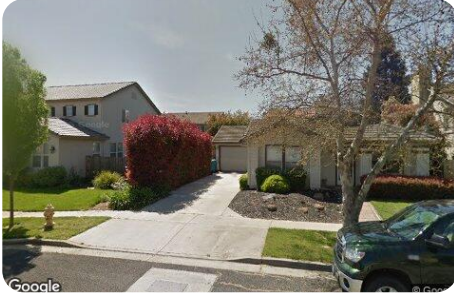


Single Family Residence **RESIDENTIAL**

1776 RIVER RUN DR

MARYSVILLE, CA 95901

\$347,884 TopHap Estimate · \$268 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,300 ft²

LIVING AREA

0.12 ac

LOT SIZE

1993

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$348K

\$342K low

\$354K high

Last Sale

\$217,000 · Sep 1, 2017

Est. Owner Equity

\$99,614

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax	\$2,942 (2025)
Assessed Value	\$251,839
Previous Assessed	\$246,902
Assessor Market Value	\$337,320

PROPERTY FACTS

Property Type	Single Family Residence
County	YUBA
Lot (acres)	0.12
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 23, 2017	Resale	Grant Deed	\$217,000	\$167	\$213K
Sep 30, 2005	Resale	Grant Deed	\$279,000	\$215	
Oct 4, 1999	Quitclaim	Quit Claim Transfer			
Oct 4, 1999	Resale	Trustees Deed	\$100,000	\$77	\$80K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Edgewater Elementary School	Elementary	KG–6	0.2 mi
Yuba Gardens Intermediate School	Middle	7–8	2.1 mi
Lindhurst High School	High	9–12	2.5 mi

District: Marysville Joint 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 95901

109 CRIME INDEX	91 AIR POLLUTION	39,297 POPULATION	\$63K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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