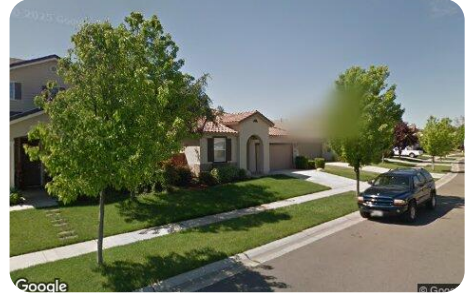


Single Family Residence **RESIDENTIAL**

1786 RIVER RUN DR

MARYSVILLE, CA 95901

\$469,369 TopHap Estimate · \$206 / ft² · confidence 96 · as of Jul 14, 2026



5
BEDS

2.5
BATHS

2,276 ft²
LIVING AREA

0.14 ac
LOT SIZE

2005
YEAR BUILT

2
STORIES

10
ROOMS

2
PARKING

VALUATION

\$469K

\$449K low

\$490K high

Last Sale

\$468,000 · Nov 25, 2025

Est. Owner Equity

\$469,369

TAX & ASSESSMENT

Property Tax	\$6,546 (2025)
Assessed Value	\$468,000
Previous Assessed	\$499,782
Assessor Market Value	\$438,030

PROPERTY FACTS

Property Type	Single Family Residence
County	YUBA
Lot (acres)	0.14
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 110 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 19, 2025	Resale	Grant Deed	\$468,000	\$206	\$460K
Nov 10, 2025	Resale	Grant Deed	\$468,000	\$206	\$16K
Mar 28, 2006	Resale	Grant Deed	\$366,000	\$161	\$190K

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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