

Single Family Residence **RESIDENTIAL**

7440 W RIVER RIM PL

TUCSON, AZ 85743

\$320,799 TopHap Estimate · \$228 / ft² · confidence 98 · as of Jul 14, 2026



2

BATHS

1,404 ft²

LIVING AREA

0.14 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$321K

\$313K low

\$329K high

Last Sale

\$113,450 · Nov 17, 2000

Est. Owner Equity

\$118,799

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$2,826 (2025)
Assessed Value	\$27,864
Previous Assessed	\$26,191
Assessor Market Value	\$278,638

PROPERTY FACTS

Property Type	Single Family Residence
County	Pima
Lot (acres)	0.14
Roof	Tile
Heating	Forced Air
Cooling	Refrigerator
Pool	No

CLIMATE RISK

1 FLOOD	78 WILDFIRE	95 HEAT	5 STORM	35 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 18, 2012	Financing	Intrafamily Transfer			\$110K
Jan 25, 2010	Quitclaim	Quit Claim Transfer			\$100K
Nov 17, 2000	Resale	Grant Deed	\$113,450	\$81	\$112K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Twin Peaks K-8 School	Elementary	KG–8	0.8 mi
Marana High School	High	9–12	5.8 mi

District: Marana Unified 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 85743

56 CRIME INDEX	104 AIR POLLUTION	31,827 POPULATION	\$91K MEDIAN IN-COME	69°F AVG TEMP	85% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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