

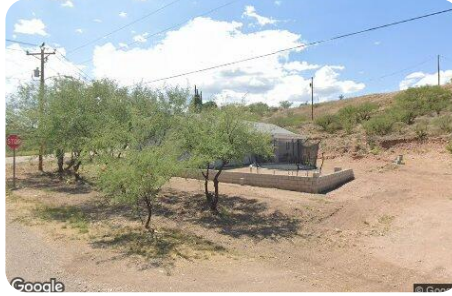
Rural Residence

RESIDENTIAL

874 CALLE CALABASAS

RIO RICO, AZ 85648

\$280,000 TopHap Estimate · \$173 / ft² · confidence 95 · as of Jul 14, 2026



1,614 ft²
LIVING AREA

0.97 ac
LOT SIZE

2019
YEAR BUILT

1
STORIES

VALUATION

\$280K

\$266K low

\$294K high

Last Sale

\$145,000 · Nov 18, 2019

Est. Owner Equity

\$133,536

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$1,947 (2024)
Assessed Value	\$22,347
Previous Assessed	\$21,826
Assessor Market Value	\$223,466

PROPERTY FACTS

Property Type	Rural Residence
County	Santa Cruz
Lot (acres)	0.97
Construction	Steel Frame
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

Porch · 510 ft²

CLIMATE RISK

85
FLOOD

87
WILDFIRE

87
HEAT

15
STORM

35
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 13, 2019	Resale	Warranty Deed	\$145,000	\$90	\$146K
Jul 3, 2019	Resale	Warranty Deed	\$8,500	\$5	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Calabasas School	Middle	PK–8	2.1 mi
Rio Rico High School	High	9–12	5.1 mi

District: Santa Cruz Valley 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 85648

48 CRIME INDEX	105 AIR POLLUTION	18,682 POPULATION	\$60K MEDIAN IN-COME	63°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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