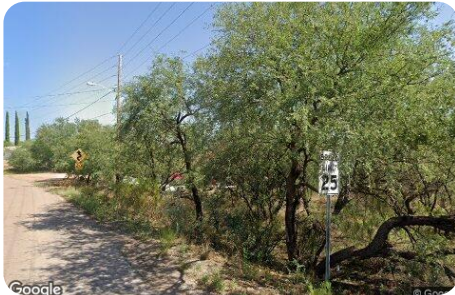
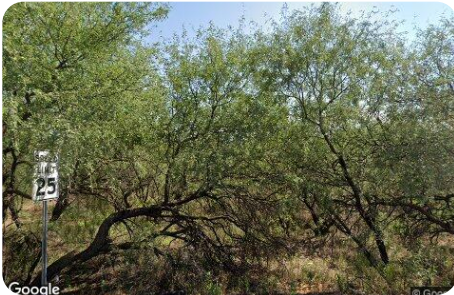


Residential - Vacant Land

RESIDENTIAL

881 VIA ROSAMORADA

RIO RICO, AZ 85648



0.73 ac

LOT SIZE

VALUATION

Last Sale

\$12,000 · Jul 3, 2024

TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$173 (2024) |
| Assessed Value        | \$1,200      |
| Previous Assessed     | \$1,200      |
| Assessor Market Value | \$8,000      |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | Santa Cruz                |
| Lot (acres)   | 0.73                      |
| Heating       | None                      |
| Pool          | No                        |

## CLIMATE RISK

|                   |                       |                   |                    |                      |
|-------------------|-----------------------|-------------------|--------------------|----------------------|
| <b>1</b><br>FLOOD | <b>88</b><br>WILDFIRE | <b>86</b><br>HEAT | <b>13</b><br>STORM | <b>35</b><br>DROUGHT |
|-------------------|-----------------------|-------------------|--------------------|----------------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE    | \$/FT <sup>2</sup> | LOAN |
|--------------|--------|---------------|----------|--------------------|------|
| Jun 21, 2024 | Resale | Warranty Deed | \$12,000 |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL               | LEVEL  | GRADES | DISTANCE |
|----------------------|--------|--------|----------|
| Calabasas School     | Middle | PK–8   | 0.9 mi   |
| Rio Rico High School | High   | 9–12   | 6.3 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**

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>48</b><br>CRIME INDEX | <b>105</b><br>AIR POLLUTION | <b>18,682</b><br>POPULATION | <b>\$60K</b><br>MEDIAN IN-COME | <b>63°F</b><br>AVG TEMP | <b>85%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

**OWNERSHIP**

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|