

Single Family Residence

RESIDENTIAL

2122 CORNWELL AVE

MODESTO, CA 95350

\$471,931 TopHap Estimate · \$279 / ft² · confidence 92 · as of Jul 14, 2026



5

BEDS

3

BATHS

1,689 ft²

LIVING AREA

0.2 ac

LOT SIZE

1961

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$472K

\$435K low

\$508K high

Est. Owner Equity

\$471,931

TAX & ASSESSMENT

Property Tax	\$1,122 (2025)
Assessed Value	\$97,340
Previous Assessed	\$97,340

PROPERTY FACTS

Property Type	Single Family Residence
County	Stanislaus
Lot (acres)	0.20
Construction	Wood (Unspecified)
Heating	Floor/Wall Furnace
Cooling	Central
Pool	No

Patio · 376 ft²

CLIMATE RISK

25
FLOOD

43
WILDFIRE

50
HEAT

12
STORM

45
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 8, 2017	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Prescott Junior High School	Middle	7–8	0.5 mi
Josephine Chrysler Elementary School	Elementary	KG–6	0.5 mi
Grace M. Davis High School	High	9–12	1.3 mi

District: Stanislaus Union Elementary 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 95350

124 CRIME INDEX	86 AIR POLLUTION	55,189 POPULATION	\$68K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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