

Single Family Residence **RESIDENTIAL**

1881 RIVER RUN DR

MARYSVILLE, CA 95901

\$413,781 TopHap Estimate · \$221 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,870 ft²

LIVING AREA

0.16 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

10

ROOMS

2

PARKING

VALUATION

\$414K

\$401K low

\$427K high

Last Sale

\$385,000 · Mar 15, 2023

Est. Owner Equity

\$144,281

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$5,506 (2025)
Assessed Value	\$408,564
Previous Assessed	\$400,554
Assessor Market Value	\$343,620

PROPERTY FACTS

Property Type	Single Family Residence
County	YUBA
Lot (acres)	0.16
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 61 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 11, 2023	Resale	Grant Deed	\$385,000	\$206	\$270K
Mar 11, 2023	Financing	Intrafamily Transfer			
Jun 30, 2022	Resale	Grant Deed	\$434,500	\$232	
Dec 11, 2018	Resale	Grant Deed	\$300,000	\$160	\$275K
Jun 11, 2014	Resale	Grant Deed	\$207,000	\$111	\$211K
Jul 22, 2009	Resale	Grant Deed	\$150,000	\$80	\$153K
May 14, 2009	Non-arms-length	Trustees Deed	\$175,000	\$94	
Mar 22, 2007	Resale	Grant Deed	\$309,000	\$165	
Mar 22, 2007	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Edgewater Elementary School	Elementary	KG–6	0.3 mi
Yuba Gardens Intermediate School	Middle	7–8	2.0 mi
Lindhurst High School	High	9–12	2.3 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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