

Single Family Residence **RESIDENTIAL**

42490 KAWEAH RIVER DR

THREE RIVERS, CA 93271



4
BEDS

4
BATHS

2,486 ft²
LIVING AREA

1.03 ac
LOT SIZE

2020
YEAR BUILT

1
STORIES

VALUATION

Last Sale

\$133,500 · Jun 6, 2019

TAX & ASSESSMENT

Property Tax	\$4,505 (2025)
Assessed Value	\$419,958
Previous Assessed	\$419,958

PROPERTY FACTS

Property Type	Single Family Residence
County	Tulare
Lot (acres)	1.03
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 276 ft²

CLIMATE RISK

99 FLOOD	77 WILDFIRE	70 HEAT	40 STORM	85 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 23, 2019	Resale	Grant Deed	\$133,500	\$54	
Jan 3, 1997	Recorded document	Grant Deed			
Jan 10, 1996	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Three Rivers Union Elementary School	Elementary	KG–8	0.9 mi
Woodlake High School	High	9–12	11.2 mi

District: Three Rivers 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 93271

180 CRIME INDEX	81 AIR POLLUTION	1,807 POPULATION	\$80K MEDIAN IN-COME	59°F AVG TEMP	70% SUNSHINE
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Index values: 100 = US average; lower is better.