

Single Family Residence **RESIDENTIAL**

448 S ROCK RIVER RD

DIAMOND BAR, CA 91765

\$877,217 TopHap Estimate · \$631 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,391 ft²

LIVING AREA

0.19 ac

LOT SIZE

1971

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$877K

\$844K low

\$911K high

Last Sale

\$280,000 · Feb 3, 2003

Est. Owner Equity

\$130,717

Loan-to-Value

85%

TAX & ASSESSMENT

Property Tax	\$5,818 (2025)
Assessed Value	\$405,507
Previous Assessed	\$397,557

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	LOS ANGELES
Lot (acres)	0.19
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 7, 2019	Quitclaim	Quit Claim Transfer			
Aug 8, 2011	Financing	Intrafamily Transfer			\$191K
Feb 3, 2003	Quitclaim	Quit Claim Transfer			
Feb 3, 2003	Resale	Grant Deed	\$280,000	\$201	\$196K
Jun 16, 1995	Quitclaim	Quit Claim Transfer			
Jul 19, 1993	Resale	Grant Deed	\$173,000	\$124	\$175K
Aug 15, 1989	Resale	Grant Deed	\$198,000	\$142	\$149K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Armstrong Elementary School	Elementary	KG–6	0.4 mi
Lorbeer Middle School	Middle	7–8	0.6 mi
Diamond Ranch High School	High	9–12	2.3 mi

District: Pomona 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 91765

46 CRIME INDEX	101 AIR POLLUTION	41,302 POPULATION	\$99K MEDIAN IN-COME	63°F AVG TEMP	73% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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