

Single Family Residence **RESIDENTIAL**

1171 MAD RIVER RD

MAD RIVER, CA 95552

\$549,000 TopHap Estimate · \$406 / ft² · confidence 94 · as of Jul 14, 2026

3

BEDS

1,352 ft²

LIVING AREA

63.63 ac

LOT SIZE

1993

YEAR BUILT

3

ROOMS

VALUATION

\$549K

\$515K low

\$583K high

Last Sale

\$650,000 · Aug 10, 2016

Est. Owner Equity

\$132,000

Loan-to-Value

76%

TAX & ASSESSMENT

Property Tax

\$7,290 (2025)

Assessed Value

\$677,200

Previous Assessed

\$677,000

PROPERTY FACTS

Property Type	Single Family Residence
County	TRINITY
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 26, 2016	Resale	Grant Deed	\$650,000	\$481	\$417K
Aug 4, 2015	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Van Duzen Elementary School	Elementary	KG–8	2.9 mi
Southern Trinity High School	High	9–12	2.9 mi

District: Southern Trinity 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 95552

132 CRIME INDEX	94 AIR POLLUTION	1,159 POPULATION	\$26K MEDIAN IN-COME	52°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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