

Single Family Residence **RESIDENTIAL**

21803 RUSSIAN RIVER DR

SONORA, CA 95370

\$260,128 TopHap Estimate · \$289 / ft² · confidence 82 · as of Jul 14, 2026



2

BEDS

1

BATHS

900 ft²

LIVING AREA

0.26 ac

LOT SIZE

1970

YEAR BUILT

1

STORIES

2

ROOMS

VALUATION

\$260K

\$214K low

\$306K high

Est. Owner Equity

\$92,128

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$1,484 (2025)
Assessed Value	\$152,038
Previous Assessed	\$149,058
Assessor Market Value	\$298,800

PROPERTY FACTS

Property Type	Single Family Residence
County	TUOLUMNE
Lot (acres)	0.26
Construction	Wood (Unspecified)
Cooling	None
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 19, 2021	Financing	Intrafamily Transfer			\$128K
Jan 20, 2005	Financing	Intrafamily Transfer			\$150K
Jan 3, 2003	Quitclaim	Quit Claim Transfer			\$134K
Aug 3, 1999	Resale	Grant Deed	\$97,000	\$108	\$96K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Curtis Creek Elementary School	Elementary	KG–8	4.4 mi
Sonora High School	High	9–12	6.7 mi

District: Curtis Creek 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 95370

90 CRIME INDEX	85 AIR POLLUTION	27,153 POPULATION	\$76K MEDIAN IN-COME	58°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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