

Rural Residence

RESIDENTIAL

KLAMATH RIVER, CA 96050

\$391,093

TopHap Estimate · \$212 / ft² · confidence 87 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,848 ft²

LIVING AREA

31.4 ac

LOT SIZE

1985

YEAR BUILT

10

ROOMS

VALUATION

\$391K

\$340K low

\$442K high

Last Sale

\$40,000 · May 2, 1994

Est. Owner Equity

\$271,093

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$1,974 (2025)
Assessed Value	\$190,707
Previous Assessed	\$190,707

PROPERTY FACTS

Property Type	Rural Residence
County	Siskiyou
Lot (acres)	31.40
Heating	None
Pool	No

CLIMATE RISK

25 FLOOD	82 WILDFIRE	52 HEAT	50 STORM	23 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	\$/FT ²	LOAN
Jun 12, 1998	Non-arms-length	Grant Deed	\$34,500	\$19	
May 2, 1994	Resale	Grant Deed	\$40,000	\$22	\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Klamath River Elementary School	Elementary	KG–8	6.0 mi
Yreka High School	High	9–12	13.0 mi

District: Yreka Union High 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 96050

127 CRIME INDEX	111 AIR POLLUTION	751 POPULATION	\$51K MEDIAN IN-COME	51°F AVG TEMP	51% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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