

Single Family Residence **RESIDENTIAL**

THREE RIVERS, CA 93271

\$545,009 TopHap Estimate · confidence 72 · as of Jul 14, 2026



3.2 ac
LOT SIZE

VALUATION

\$545K

\$391K low

\$699K high

Est. Owner Equity

\$545,009

TAX & ASSESSMENT

Property Tax	\$79 (2025)
Assessed Value	\$31,836
Previous Assessed	\$31,836

PROPERTY FACTS

Property Type	Single Family Residence
County	Tulare
Lot (acres)	3.20
Heating	None
Pool	No

CLIMATE RISK

38 FLOOD	81 WILDFIRE	69 HEAT	42 STORM	85 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 7, 2023	Financing	Grant Deed			
Jul 6, 2022	Financing	Intrafamily Transfer			
Feb 2, 2022	Financing	Intrafamily Transfer			
Feb 2, 2022	Financing	Intrafamily Transfer			
Mar 15, 2011	Quitclaim	Quit Claim Transfer			
Mar 15, 2011	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Three Rivers Union Elementary School	Elementary	KG–8	0.7 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.

| OWNERSHIP

Occupancy	Absentee owner
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