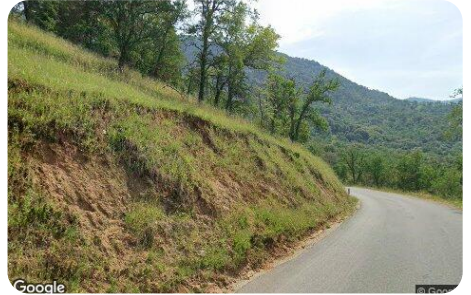


Rural Residence **RESIDENTIAL**

THREE RIVERS, CA 93271

\$386,557 TopHap Estimate · confidence 79 · as of Jul 14, 2026



0.72 ac
LOT SIZE

VALUATION

\$387K

\$306K low

\$467K high

Est. Owner Equity

\$386,557

TAX & ASSESSMENT

Property Tax	\$205 (2025)
Assessed Value	\$13,473
Previous Assessed	\$13,473

PROPERTY FACTS

Property Type	Rural Residence
County	Tulare
Lot (acres)	0.72
Heating	None
Pool	No

CLIMATE RISK

43 FLOOD	76 WILDFIRE	68 HEAT	44 STORM	85 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 18, 1993	Resale	Grant Deed	\$107,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Three Rivers Union Elementary School	Elementary	KG–8	3.2 mi
Woodlake High School	High	9–12	14.2 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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