

Planned Unit Development (Pud)

RESIDENTIAL

2656 RUDY ST

ROWLAND HEIGHTS, CA 91748

\$1,367,964 TopHap Estimate · \$464 / ft² · confidence 88 · as of Jul 14, 2026



5

BEDS

3

BATHS

2,949 ft²

LIVING AREA

0.28 ac

LOT SIZE

1989

YEAR BUILT

VALUATION

\$1.4M

\$1.2M low

\$1.5M high

Last Sale

\$904,000 · Dec 30, 2016

Est. Owner Equity

\$767,964

Loan-to-Value

41%

TAX & ASSESSMENT

Property Tax	\$13,840 (2025)
Assessed Value	\$1,048,932
Previous Assessed	\$1,028,366

PROPERTY FACTS

Property Type	Planned Unit Development (Pud)
County	LOS ANGELES
Lot (acres)	0.28
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 23, 2025	Financing	Intrafamily Transfer			
Aug 26, 2023	Financing	Intrafamily Transfer			
Nov 28, 2016	Resale	Grant Deed	\$904,000	\$307	\$600K
Jun 26, 1997	Resale	Grant Deed	\$325,000	\$110	\$240K
Apr 30, 1991	Resale	Grant Deed	\$420,000	\$142	\$336K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
John A. Rowland High School	High	9–12	1.3 mi
Ybarra Academy for the Arts and Technology	Elementary	KG–8	1.6 mi

District: Rowland 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 91748

60 CRIME INDEX	108 AIR POLLUTION	41,340 POPULATION	\$80K MEDIAN IN-COME	64°F AVG TEMP	73% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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