

Rural Residence **RESIDENTIAL**

THREE RIVERS, CA 93271

\$414,619 TopHap Estimate · confidence 68 · as of Jul 14, 2026



1.19 ac
LOT SIZE

VALUATION

\$415K

\$283K low

\$547K high

Last Sale

\$14,000 · Dec 12, 2008

Est. Owner Equity

\$414,619

TAX & ASSESSMENT

Property Tax

\$2,126 (2025)

Assessed Value

\$195,000

Previous Assessed

\$195,000

PROPERTY FACTS

Property Type	Rural Residence
County	Tulare
Lot (acres)	1.19
Heating	None
Pool	No

CLIMATE RISK

78
FLOOD

76
WILDFIRE

70
HEAT

41
STORM

85
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 6, 2025	Financing	Affidavit Of Death Of Joint Tenant			
Nov 6, 2025	Financing	Intrafamily Transfer			
Dec 3, 2007	Resale	Grant Deed	\$14,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Three Rivers Union Elementary School	Elementary	KG–8	0.7 mi
Woodlake High School	High	9–12	11.7 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
---------------------------	----------------------------	----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
-----------	----------------