

Planned Unit Development (Pud)

RESIDENTIAL

2601 RUDY ST

ROWLAND HEIGHTS, CA 91748

\$1,359,827 TopHap Estimate · \$515 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,640 ft²

LIVING AREA

0.22 ac

LOT SIZE

1989

YEAR BUILT

VALUATION

\$1.4M

\$1.3M low

\$1.4M high

Est. Owner Equity

\$973,874

Loan-to-Value

28%

TAX & ASSESSMENT

Property Tax	\$9,013 (2025)
Assessed Value	\$653,093
Previous Assessed	\$640,288

PROPERTY FACTS

Property Type	Planned Unit Development (Pud)
County	LOS ANGELES
Lot (acres)	0.22
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 17, 2025	Financing	Intrafamily Transfer			
Jan 2, 2013	Recorded document	Affidavit Of Death			
May 18, 1990	Resale	Grant Deed	\$355,000	\$134	\$284K

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	1.5 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	Absentee owner
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