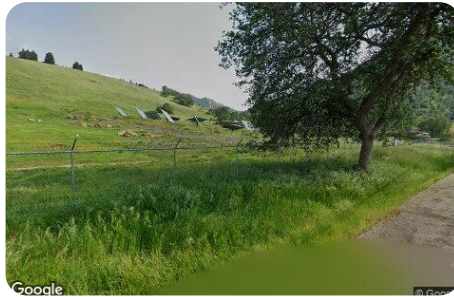


Rural Residence **RESIDENTIAL**

THREE RIVERS, CA 93271

\$441,362 TopHap Estimate · confidence 69 · as of Jul 14, 2026



3.99 ac
LOT SIZE

VALUATION

\$441K

\$306K low

\$577K high

Est. Owner Equity

\$441,362

TAX & ASSESSMENT

Property Tax	\$774 (2025)
Assessed Value	\$67,254
Previous Assessed	\$67,254

PROPERTY FACTS

Property Type	Rural Residence
County	Tulare
Lot (acres)	3.99
Heating	None
Pool	No

CLIMATE RISK

10 FLOOD	74 WILDFIRE	69 HEAT	39 STORM	85 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Three Rivers Union Elementary School	Elementary	KG–8	2.0 mi
Woodlake High School	High	9–12	10.2 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.