

Single Family Residence **RESIDENTIAL**

3446 ROGUE RIVER DR

CHICO, CA 95973

\$442,852 TopHap Estimate · \$239 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,854 ft²

LIVING AREA

0.11 ac

LOT SIZE

2020

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$443K

\$406K low

\$480K high

Last Sale

\$569,000 · Dec 30, 2020

Est. Owner Equity

\$442,852

TAX & ASSESSMENT

Property Tax	\$3,408 (2025)
Assessed Value	\$269,557
Previous Assessed	\$269,557

PROPERTY FACTS

Property Type	Single Family Residence
County	Butte
Lot (acres)	0.11
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 10, 2020	Resale	Grant Deed	\$569,000	\$307	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Shasta Elementary School	Elementary	KG–5	0.6 mi
Bidwell Junior High School	Middle	6–8	3.1 mi
Pleasant Valley High School	High	9–12	4.1 mi

District: Chico 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 95973

76 CRIME INDEX	91 AIR POLLUTION	40,981 POPULATION	\$88K MEDIAN IN-COME	61°F AVG TEMP	83% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------