

Single Family Residence **RESIDENTIAL**

CA

\$944,350 TopHap Estimate · confidence 96 · as of Jul 14, 2026



0.13 ac
LOT SIZE

2025
YEAR BUILT

VALUATION

\$944K

\$905K low

\$984K high

Last Sale

\$1,126,500 · May 20, 2025

Est. Owner Equity

\$944,350

TAX & ASSESSMENT

Property Tax

\$4,740 (2025)

Assessed Value

\$29,484

Previous Assessed

\$28,906

PROPERTY FACTS

Property Type	Single Family Residence
County	LOS ANGELES
Lot (acres)	0.13
Pool	No

CLIMATE RISK

84
 FLOOD

94
 WILDFIRE

51
 HEAT

36
 STORM

50
 DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 1, 2026	Financing	Mortgage			\$775K
May 12, 2025	Resale	Grant Deed	\$1,126,500		\$786K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Canyon High School	High	9–12	1.2 mi
Sierra Vista Junior High School	Middle	7–8	1.6 mi
Mint Canyon Community Elementary School	Elementary	KG–6	2.3 mi

District: William S. Hart Union High School District (9-12)

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.

OWNERSHIP

Occupancy

Absentee owner