

Residential Income (General/Multi-Family) RESIDENTIAL

3003 RADNOR WAY
MODESTO, CA 95350



3
BEDS

1
BATHS

1,920 ft²
LIVING AREA

0.16 ac
LOT SIZE

1973
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

Last Sale \$520,000 · Aug 26, 2025

TAX & ASSESSMENT

Property Tax	\$4,392 (2025)
Assessed Value	\$381,018
Previous Assessed	\$381,018

PROPERTY FACTS

Property Type	Residential Income (General/Multi-Family)
County	Stanislaus
Lot (acres)	0.16
Construction	Wood (Unspecified)
Heating	Floor/Wall Furnace
Cooling	Central
Pool	No

CLIMATE RISK

25 FLOOD	62 WILDFIRE	50 HEAT	12 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 18, 2025	Resale	Grant Deed	\$520,000	\$271	\$511K
Nov 3, 2021	Financing	Intrafamily Transfer			\$231K
Nov 3, 2021	Financing	Intrafamily Transfer			
Nov 3, 2021	Financing	Intrafamily Transfer			
Apr 16, 2004	Quitclaim	Quit Claim Transfer			
Apr 16, 2004	Resale	Grant Deed	\$268,000	\$140	\$214K
Apr 16, 2004	Quitclaim	Quit Claim Transfer			
Oct 8, 1996	Quitclaim	Quit Claim Transfer			
May 13, 1996	Resale	Grant Deed	\$97,000	\$51	\$77K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
George Eisenhut Elementary School	Elementary	KG–6	0.3 mi
Prescott Junior High School	Middle	7–8	0.6 mi
Grace M. Davis High School	High	9–12	0.8 mi

District: Stanislaus 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 95350

124 CRIME INDEX	86 AIR POLLUTION	55,189 POPULATION	\$68K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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