

Residential Income (General/Multi-Family)

RESIDENTIAL

4827 ROUND VALLEY RANCH RD

PARADISE, CA 95969



1

BEDS

1

BATHS

2,268 ft²

LIVING AREA

2.5 ac

LOT SIZE

2020

YEAR BUILT

1

STORIES

3

ROOMS

2

PARKING

VALUATION

Last Sale

\$151,500 · Dec 21, 2018

TAX & ASSESSMENT

Property Tax

\$4,774 (2025)

Assessed Value

\$450,041

Previous Assessed

\$450,041

PROPERTY FACTS

Property Type	Residential Income (General/Multi-Family)
County	Butte
Lot (acres)	2.50
Construction	Wood Frame
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

CLIMATE RISK

1 FLOOD	81 WILDFIRE	66 HEAT	70 STORM	62 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 25, 2019	Quitclaim	Quit Claim Transfer			
Dec 20, 2018	Resale	Grant Deed	\$151,500	\$67	
Feb 2, 2009	Recorded document	Grant Deed			
Mar 24, 2005	Resale	Grant Deed	\$380,000	\$168	\$215K
Jan 1, 1972	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Paradise Elementary School	Elementary	KG–5	1.7 mi
Paradise Junior High School	Middle	7–8	2.4 mi
Paradise Senior High School	High	9–12	2.4 mi

District: Paradise 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.

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 NEIGHBORHOOD · ZIP 95969

121 CRIME INDEX	91 AIR POLLUTION	5,027 POPULATION	\$63K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Owner occupied
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