

Planned Unit Development (Pud)

RESIDENTIAL

29097 RIVER RUN LN

HIGHLAND, CA 92346

\$471,760 TopHap Estimate · \$274 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,722 ft²

LIVING AREA

0.14 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$472K

\$430K low

\$513K high

Last Sale

\$425,000 · May 28, 2020

Est. Owner Equity

\$146,760

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$6,204 (2025)
Assessed Value	\$474,097

PROPERTY FACTS

Property Type	Planned Unit Development (Pud)
Style	Modern
County	SAN BERNARDINO
Lot (acres)	0.14
Construction	Frame (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 916 ft²

Porch · 916 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 31, 2020	Quitclaim	Quit Claim Transfer			
May 4, 2020	Resale	Grant Deed	\$425,000	\$247	
May 4, 2020	Quitclaim	Quit Claim Transfer			
May 19, 2020	Quitclaim	Quit Claim Transfer			
May 15, 2015	Resale	Grant Deed	\$325,000	\$189	\$260K
Jun 20, 2011	Recorded document	Affidavit Of Death			
Jun 20, 2011	Quitclaim	Quit Claim Transfer			
Oct 28, 2004	Resale	Grant Deed	\$370,000	\$215	\$109K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Arroyo Verde Elementary School	Elementary	KG–5	0.3 mi
Beattie Middle School	Middle	6–8	0.9 mi
Citrus Valley High School	High	9–12	2.7 mi

District: Redlands 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 92346

68 CRIME INDEX	100 AIR POLLUTION	59,509 POPULATION	\$89K MEDIAN IN-COME	61°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Absentee owner
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