

Single Family Residence **RESIDENTIAL**

# 1144 PASEO MATAMOROS

RIO RICO, AZ 85648

**\$370,000** TopHap Estimate · \$673 / ft<sup>2</sup> · confidence 90 · as of Jul 14, 2026



**550 ft<sup>2</sup>**  
LIVING AREA

**1.78 ac**  
LOT SIZE

**2025**  
YEAR BUILT

**1**  
STORIES

## VALUATION

**\$370K**

**\$334K low**

**\$406K high**

Last Sale

**\$11,000 · Jul 18, 2023**

Est. Owner Equity

**\$99,100**

Loan-to-Value

**73%**

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$130 (2025) |
| Assessor Market Value | \$241,194    |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Single Family Residence   |
| County        | SANTA CRUZ                |
| Lot (acres)   | 1.78                      |
| Construction  | Wood (Unspecified)        |
| Roof          | Builtup (layered Asphalt) |
| Heating       | Yes                       |
| Cooling       | Package                   |
| Fireplace     | Yes                       |
| Garage        | Garage, Attached          |
| Pool          | No                        |

## CLIMATE RISK

**61**  
FLOOD

**88**  
WILDFIRE

**86**  
HEAT

**12**  
STORM

**35**  
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE    | \$/FT <sup>2</sup> | LOAN |
|--------------|--------|---------------|----------|--------------------|------|
| Jul 10, 2023 | Resale | Warranty Deed | \$11,000 | \$20               |      |
| Nov 23, 2022 | Resale | Warranty Deed | \$11,000 | \$20               |      |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| San Cayetano Elementary School | Elementary | KG–5   | 3.0 mi   |
| Coatimundi Middle School       | Middle     | 6–8    | 6.6 mi   |
| Rio Rico High School           | High       | 9–12   | 6.6 mi   |

District: Santa Cruz Valley Unified 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 85648

|                                      |                                         |                                         |                                            |                                     |                                    |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>48</div> <div>CRIME INDEX</div> | <div>105</div> <div>AIR POLLUTION</div> | <div>18,682</div> <div>POPULATION</div> | <div>\$60K</div> <div>MEDIAN IN-COME</div> | <div>63°F</div> <div>AVG TEMP</div> | <div>85%</div> <div>SUNSHINE</div> |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

|
 OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|