

Single Family Residence **RESIDENTIAL**

21920 RUSSIAN RIVER DR

SONORA, CA 95370

\$515,633 TopHap Estimate · \$267 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,928 ft²

LIVING AREA

0.25 ac

LOT SIZE

1974

YEAR BUILT

2

STORIES

3

ROOMS

2

PARKING

VALUATION

\$516K

\$489K low

\$542K high

Last Sale

\$475,000 · Aug 24, 2022

Est. Owner Equity

\$135,713

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$5,090 (2025)
Assessed Value	\$504,073
Previous Assessed	\$494,190
Assessor Market Value	\$419,490

PROPERTY FACTS

Property Type	Single Family Residence
Style	Modern
County	TUOLUMNE
Lot (acres)	0.25
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Electric
Cooling	Wall Unit
Fireplace	Yes
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 10, 2022	Resale	Grant Deed	\$475,000	\$246	\$380K
Aug 19, 2019	Quitclaim	Quit Claim Transfer			\$307K
Apr 18, 2017	Resale	Grant Deed	\$315,000	\$163	\$315K
Dec 21, 2011	Quitclaim	Quit Claim Transfer			
Sep 14, 2010	Resale	Grant Deed	\$119,500	\$62	
Mar 23, 2010	Non-arms-length	Trustees Deed	\$179,000	\$93	
Apr 30, 2003	Resale	Grant Deed	\$170,000	\$88	\$161K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Curtis Creek Elementary School	Elementary	KG–8	4.4 mi
Sonora High School	High	9–12	6.7 mi

District: Curtis Creek 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 95370

90 CRIME INDEX	85 AIR POLLUTION	27,153 POPULATION	\$76K MEDIAN IN-COME	58°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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