

Single Family Residence **RESIDENTIAL**

1712 RIVER RUN DR

MARYSVILLE, CA 95901

\$386,719 TopHap Estimate · \$249 / ft² · confidence 95 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

1,550 ft²
LIVING AREA

0.12 ac
LOT SIZE

1994
YEAR BUILT

2
STORIES

8
ROOMS

2
PARKING

VALUATION

\$387K

\$369K low

\$405K high

Last Sale

\$385,000 · Aug 29, 2025

Est. Owner Equity

\$8,693

Loan-to-Value

98%

TAX & ASSESSMENT

Property Tax	\$3,842 (2025)
Assessed Value	\$385,000
Previous Assessed	\$306,217
Assessor Market Value	\$369,720

PROPERTY FACTS

Property Type	Single Family Residence
County	YUBA
Lot (acres)	0.12
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 26, 2025	Resale	Grant Deed	\$385,000	\$248	\$378K
Apr 16, 2020	Resale	Grant Deed	\$280,000	\$181	\$286K
Aug 23, 2018	Quitclaim	Quit Claim Transfer			
Feb 23, 2018	Quitclaim	Quit Claim Transfer			\$165K
Dec 8, 2011	Quitclaim	Quit Claim Transfer			\$116K
Dec 9, 2002	Resale	Grant Deed	\$126,000	\$81	\$126K
Jul 5, 1996	Resale	Grant Deed	\$100,000	\$65	\$65K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Edgewater Elementary School	Elementary	KG–6	0.3 mi
Yuba Gardens Intermediate School	Middle	7–8	2.0 mi
Lindhurst High School	High	9–12	2.5 mi

District: Marysville Joint 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.

NEIGHBORHOOD · ZIP 95901

109 CRIME INDEX	91 AIR POLLUTION	39,297 POPULATION	\$63K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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