

Planned Unit Development (Pud)

RESIDENTIAL

7552 RIVER RUN CT

HIGHLAND, CA 92346

\$498,168 TopHap Estimate · \$289 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,722 ft²

LIVING AREA

0.18 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$498K

\$475K low

\$521K high

Last Sale

\$142,500 · Mar 29, 1999

Est. Owner Equity

\$179,168

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$3,138 (2025)
Assessed Value	\$227,871

PROPERTY FACTS

Property Type	Planned Unit Development (Pud)
Style	Modern
County	SAN BERNARDINO
Lot (acres)	0.18
Construction	Frame (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 180 ft²

Porch · 180 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 28, 2023	Financing	Intrafamily Transfer			
Oct 12, 2004	Quitclaim	Quit Claim Transfer			\$251K
May 6, 2003	Quitclaim	Quit Claim Transfer			\$172K
Dec 19, 2001	Quitclaim	Quit Claim Transfer			
Mar 29, 1999	Resale	Grant Deed	\$142,500	\$83	\$142K
Jul 11, 1996	Resale	Grant Deed	\$135,000	\$78	\$108K
Jul 15, 1993	Non-arms-length	Grant Deed	\$132,000	\$77	

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.

NEIGHBORHOOD · ZIP 92346

68 CRIME INDEX	100 AIR POLLUTION	59,509 POPULATION	\$89K MEDIAN IN-COME	61°F AVG TEMP	68% SUNSHINE
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------