

Planned Unit Development (Pud)

RESIDENTIAL

7228 RANCHO ROSA WAY

RANCHO CUCAMONGA, CA 91701

\$523,007 TopHap Estimate · \$281 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,862 ft²

LIVING AREA

0.11 ac

LOT SIZE

1997

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$523K

\$502K low

\$544K high

Last Sale

\$239,000 · Jul 25, 2000

Est. Owner Equity

\$207,007

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$3,828 (2025)
Assessed Value	\$359,656

PROPERTY FACTS

Property Type	Planned Unit Development (Pud)
Style	Modern
County	SAN BERNARDINO
Lot (acres)	0.11
Construction	Frame (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 64 ft²

Porch · 64 ft²

CLIMATE RISK

49
FLOOD

79
WILDFIRE

39
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 16, 2012	Financing	Intrafamily Transfer			\$220K
May 16, 2012	Quitclaim	Quit Claim Transfer			
Mar 8, 2011	Quitclaim	Quit Claim Transfer			
Jul 25, 2000	Resale	Grant Deed	\$239,000	\$128	\$215K
Jul 21, 1997	Resale	Grant Deed	\$211,000	\$113	\$200K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Foothill Knolls Academy of Innovation	Elementary	KG–8	1.1 mi
Upland High School	High	9–12	2.4 mi

District: Upland 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 91701

51 CRIME INDEX	105 AIR POLLUTION	40,163 POPULATION	\$106K MEDIAN IN-COME	61°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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