


531 Uren St, Nevada City, CA 95959-2360, Nevada County

APN: 005-340-023-000    CLIP: 8852303625

	Beds	Full Baths	Half Baths	Sale Price	Sale Date
	N/A	N/A	N/A	N/A	N/A
	Bldg Sq Ft	Lot Sq Ft	Yr Built	Type	
	N/A	61,855	N/A	VCNT LND-NEC	

OWNER INFORMATION			
Owner Name	Cooper Letitia W (Te)	Tax Billing Zip	30342
Tax Billing Address	91 Blackland Ct Nw	Tax Billing ZIP + 4 Code	4434
Tax Billing City & State	Atlanta, GA	Owner Occupied	No

COMMUNITY INSIGHTS			
Median Home Value	\$677,987	School District	NEVADA CITY ELEMENTARY
Median Home Value Rating	8 / 10	Family Friendly Score	54 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	39 / 100	Walkable Score	51 / 100
Total Incidents (1 yr)	149	Q1 Home Price Forecast	\$693,358
Standardized Test Rank	74 / 100	Last 2 Yr Home Appreciation	2%

LOCATION INFORMATION			
Census Tract	8.02	Flood Zone Code	X
Mailing Carrier Route	C005	Flood Zone Panel	06057C0369E
School District	Nevada Co Un	Flood Zone Date	02/03/2010
Comm College District Code	Sierra	Within 250 Feet of Multiple Flood Zone	No
Elementary School District	Nevada City		

TAX INFORMATION			
APN	005-340-023-000	Tax Area	02002
Legal Description	PTN PCL 1 PM 17/56		

ASSESSMENT & TAX			
Assessment Year	2024	2023	2022
Assessed Value - Total	\$78,072	\$76,542	\$75,042
Assessed Value - Land	\$78,072	\$76,542	\$75,042
YOY Assessed Change (\$)	\$1,530	\$1,500	
YOY Assessed Change (%)	2%	2%	
Tax Year	Total Tax	Change (\$)	Change (%)
2022	\$784		
2023	\$800	\$16	2.08%
2024	\$815	\$15	1.89%

CHARACTERISTICS			
Lot Acres	1.42	County Use Code	Vac Com Land
Lot Sq Ft	61,855	Universal Land Use	Vacant Land (NEC)

SELL SCORE			
Value As Of	2025-05-04 04:32:34		

LAST MARKET SALE & SALES HISTORY			
Owner Name	Cooper Letitia W (Te)		
Recording Date		12/23/1992	
Nominal		Y	
Owner Name		Cooper Burton S	
Seller Name		Cooper Burton S & Janet E	
Document Number		45198	
Deed Type		Interspousal Deed Transfer	

PROPERTY MAP



\*Lot Dimensions are Estimated

