

Single Family Residence **RESIDENTIAL**

1784 GROUSE RUN CIR

ROSEVILLE, CA 95747

\$683,557 TopHap Estimate · \$310 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,203 ft²

LIVING AREA

0.15 ac

LOT SIZE

2002

YEAR BUILT

2

PARKING

VALUATION

\$684K

\$660K low

\$707K high

Last Sale

\$291,000 · Oct 19, 2009

Est. Owner Equity

\$505,857

Loan-to-Value

26%

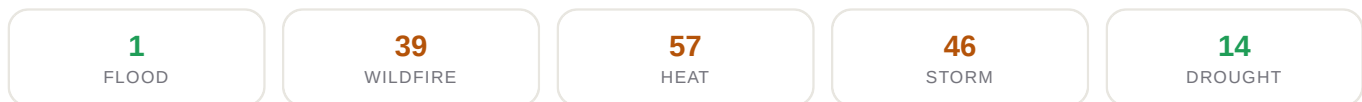
TAX & ASSESSMENT

Property Tax	\$5,329 (2025)
Assessed Value	\$422,092
Previous Assessed	\$413,817

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.15
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 27, 2015	Quitclaim	Quit Claim Transfer			
Oct 2, 2009	Resale	Grant Deed	\$291,000	\$132	\$233K
May 26, 2009	Non-arms-length	Trustees Deed	\$242,250	\$110	
Jun 2, 2004	Quitclaim	Quit Claim Transfer			\$333K
Jul 25, 2002	Resale	Grant Deed	\$281,000	\$128	\$281K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Coyote Ridge Elementary School	Elementary	KG–5	0.5 mi
Woodcreek High School	High	9–12	0.7 mi
Silverado Middle School	Middle	6–8	0.9 mi

District: Roseville Joint Union High 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 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
-------------------	---------------------	----------------------	--------------------------	------------------	-----------------

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

OWNERSHIP

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