

Single Family Residence **RESIDENTIAL**

627 ROSEMARY DR

PATTERSON, CA 95363

\$355,947 TopHap Estimate · \$315 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,130 ft²

LIVING AREA

0.13 ac

LOT SIZE

1987

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$356K

\$337K low

\$375K high

Est. Owner Equity

\$0

Loan-to-Value

188%

TAX & ASSESSMENT

Property Tax	\$4,494 (2025)
Assessed Value	\$210,311
Previous Assessed	\$206,188

PROPERTY FACTS

Property Type	Single Family Residence
County	STANISLAUS
Lot (acres)	0.13
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

25
FLOOD

65
WILDFIRE

51
HEAT

9
STORM

45
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 20, 2026	Financing	Gift Deed			\$653K
Mar 1, 2015	Financing	Intrafamily Transfer			\$146K
Nov 8, 2013	Quitclaim	Quit Claim Transfer			
Nov 8, 2013	Quitclaim	Quit Claim Transfer			
Nov 8, 2013	Resale	Grant Deed	\$150,000	\$133	\$145K
Apr 24, 2009	Resale	Grant Deed	\$90,000	\$80	\$88K
Sep 10, 2008	Non-arms-length	Trustees Deed	\$94,772	\$84	
May 3, 2007	Quitclaim	Quit Claim Transfer			\$218K
Dec 14, 2001	Resale	Grant Deed	\$159,000	\$141	\$157K
Sep 30, 1998	Resale	Grant Deed	\$96,500	\$85	\$95K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Walnut Grove Elementary School	Elementary	KG–8	0.3 mi
Patterson High School	High	9–12	1.1 mi

District: Patterson 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 95363

84 CRIME INDEX	81 AIR POLLUTION	27,621 POPULATION	\$79K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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