

Single Family Residence **RESIDENTIAL**

7601 ROSEHALL DR

ROSEVILLE, CA 95678

\$704,260 TopHap Estimate · \$335 / ft² · confidence 96 · as of Jul 14, 2026



4
BEDS

2.5
BATHS

2,105 ft²
LIVING AREA

0.15 ac
LOT SIZE

2004
YEAR BUILT

2
PARKING

VALUATION

\$704K

\$678K low

\$730K high

Last Sale

\$680,000 · Mar 11, 2022

Est. Owner Equity

\$65,860

Loan-to-Value

91%

TAX & ASSESSMENT

Property Tax	\$8,573 (2025)
Assessed Value	\$736,052
Previous Assessed	\$721,621

PROPERTY FACTS

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

CLIMATE RISK

1 FLOOD	1 WILDFIRE	59 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 10, 2022	Resale	Grant Deed	\$680,000	\$323	\$638K
Nov 1, 2018	Resale	Grant Deed	\$455,000	\$216	\$446K
Dec 11, 2012	Resale	Corporation Deed	\$296,000	\$141	\$281K
Dec 7, 2012	Resale	Grant Deed	\$39,000	\$19	
Nov 1, 2010	Resale	Grant Deed	\$260,000	\$124	\$266K
Sep 7, 2010	Foreclosure sale	Trustees Deed	\$253,411	\$120	
Aug 13, 2008	Quitclaim	Quit Claim Transfer			
Apr 23, 2004	Resale	Grant Deed	\$362,500	\$172	
Apr 23, 2004	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Thomas Jefferson Elementary School	Elementary	KG–5	0.6 mi
Buljan Middle School	Middle	6–8	1.2 mi
Roseville High School	High	9–12	2.4 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 95678

81 CRIME INDEX	84 AIR POLLUTION	50,142 POPULATION	\$94K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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