

Single Family Residence **RESIDENTIAL**

1326 KENNETH CT

SANTA ROSA, CA 95401

\$583,681 TopHap Estimate · \$453 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,288 ft²

LIVING AREA

0.14 ac

LOT SIZE

1980

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$584K

\$568K low

\$599K high

Last Sale

\$300,000 · Oct 23, 2009

Est. Owner Equity

\$460,681

Loan-to-Value

20%

TAX & ASSESSMENT

Property Tax	\$4,376 (2025)
Assessed Value	\$387,230
Previous Assessed	\$387,230

PROPERTY FACTS

Property Type	Single Family Residence
County	Sonoma
Lot (acres)	0.14
Construction	Wood (Unspecified)
Heating	None
Cooling	Yes
Fireplace	Yes
Pool	No

CLIMATE RISK

64
FLOOD

1
WILDFIRE

27
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 16, 2021	Financing	Intrafamily Transfer			
Oct 20, 2009	Resale	Grant Deed	\$300,000	\$233	\$123K
Jul 31, 2009	Non-arms-length	Trustees Deed	\$205,000	\$159	
Sep 19, 2006	Resale	Grant Deed	\$480,000	\$373	\$384K
Mar 26, 2003	Quitclaim	Quit Claim Transfer			\$137K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Helen M. Lehman Elementary School	Elementary	KG–6	0.4 mi
Hilliard Comstock Middle School	Middle	7–8	0.5 mi
Piner High School	High	9–12	1.6 mi

District: Santa Rosa Elementary 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 95401

81 CRIME INDEX	83 AIR POLLUTION	37,940 POPULATION	\$88K MEDIAN IN-COME	58°F AVG TEMP	78% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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