

Single Family Residence **RESIDENTIAL**

5679 ROSELLE AVE

RIVERBANK, CA 95367

\$434,593 TopHap Estimate · \$341 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,275 ft²

LIVING AREA

0.15 ac

LOT SIZE

1992

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$435K

\$398K low

\$471K high

Last Sale

\$300,000 · May 11, 2007

Est. Owner Equity

\$134,593

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$2,525 (2025)
Assessed Value	\$197,613
Previous Assessed	\$197,613

PROPERTY FACTS

Property Type	Single Family Residence
County	Stanislaus
Lot (acres)	0.15
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

10 FLOOD	68 WILDFIRE	50 HEAT	14 STORM	98 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 5, 2020	Quitclaim	Quit Claim Transfer			
May 10, 2007	Recorded document	Grant Deed			
May 4, 2007	Resale	Grant Deed	\$300,000	\$235	\$240K
Apr 11, 2003	Quitclaim	Quit Claim Transfer			\$143K
Dec 9, 1993	Quitclaim	Quit Claim Transfer			\$6K
Sep 22, 1992	Resale	Grant Deed	\$114,000	\$89	\$112K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Crossroads Elementary School	Elementary	KG–5	0.3 mi
James C. Enochs High School	High	9–12	2.1 mi
Elizabeth Middle School	Middle	6–8	2.7 mi

District: Sylvan Union 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 95367

73 CRIME INDEX	84 AIR POLLUTION	21,399 POPULATION	\$85K 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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