

Single Family Residence **RESIDENTIAL**

703 OAK RIDGE DR

ROSEVILLE, CA 95661

\$395,636 TopHap Estimate · \$386 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,026 ft²

LIVING AREA

0.18 ac

LOT SIZE

1958

YEAR BUILT

2

PARKING

VALUATION

\$396K

\$377K low

\$414K high

Last Sale

\$228,500 · Apr 17, 2009

Est. Owner Equity

\$29,636

Loan-to-Value

94%

TAX & ASSESSMENT

Property Tax	\$3,066 (2025)
Assessed Value	\$300,118
Previous Assessed	\$294,234

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	PLACER
Lot (acres)	0.18
Construction	Frame (Unspecified)
Heating	Floor/Wall Furnace
Cooling	Wall Unit
Fireplace	Yes
Pool	No

CLIMATE RISK

88
FLOOD

53
WILDFIRE

58
HEAT

45
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 21, 2026	Financing	Mortgage			\$70K
Apr 13, 2009	Resale	Grant Deed	\$228,500	\$223	\$224K
Dec 17, 2008	Resale	Grant Deed	\$145,000	\$141	\$125K
Oct 17, 2007	Non-arms-length	Trustees Deed	\$255,697	\$249	
Sep 30, 2005	Financing	Intrafamily Transfer			\$244K
Feb 28, 2003	Resale	Grant Deed	\$186,000	\$181	\$183K
Sep 24, 2002	Quitclaim	Quit Claim Transfer			\$92K
Apr 3, 1998	Resale	Grant Deed	\$90,000	\$88	\$87K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Eich Middle School	Middle	6–8	0.3 mi
Oakmont High School	High	9–12	0.7 mi
George Sargeant Elementary School	Elementary	KG–5	1.7 mi

District: Roseville City 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 95661

67 CRIME INDEX	84 AIR POLLUTION	35,720 POPULATION	\$109K 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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