

Single Family Residence **RESIDENTIAL**

11925 RISING SUN WAY

GOLD RIVER, CA 95670

\$813,805 TopHap Estimate · \$249 / ft² · confidence 93 · as of Jul 14, 2026



5

BEDS

3

BATHS

3,263 ft²

LIVING AREA

0.17 ac

LOT SIZE

1994

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$814K

\$753K low

\$874K high

Last Sale

\$450,000 · Oct 24, 2008

Est. Owner Equity

\$422,805

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$6,927 (2025)
Assessed Value	\$591,066
Previous Assessed	\$579,477

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.17
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	Yes

CLIMATE RISK

35
FLOOD

57
WILDFIRE

55
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	\$/FT²	LOAN
Aug 7, 2025	Financing	Intrafamily Transfer			
Sep 23, 2008	Resale	Grant Deed	\$450,000	\$138	\$405K
Feb 6, 2008	Non-arms-length	Trustees Deed	\$505,800	\$155	
Oct 15, 2002	Quitclaim	Quit Claim Transfer			\$495K
Aug 30, 1999	Resale	Grant Deed	\$375,000	\$115	\$350K
Oct 14, 1994	Resale	Grant Deed	\$271,000	\$83	\$217K
Apr 1, 1994	Resale	Grant Deed	\$140,000	\$43	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Gold River Discovery Center K-8 School	Elementary	KG–8	0.9 mi
Rio Americano High School	High	9–12	7.6 mi

District: San Juan 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 95670

107 CRIME INDEX	82 AIR POLLUTION	56,631 POPULATION	\$89K 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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