

Single Family Residence **RESIDENTIAL**

# 1003 BETSY ROSS DR

ROSEVILLE, CA 95747

**\$830,531** TopHap Estimate · \$289 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**4**  
BEDS

**3.5**  
BATHS

**2,873 ft<sup>2</sup>**  
LIVING AREA

**0.24 ac**  
LOT SIZE

**1987**  
YEAR BUILT

**2**  
PARKING

## VALUATION

**\$831K**

\$784K low

\$877K high

Last Sale

**\$416,000 · Nov 18, 2015**

Est. Owner Equity

**\$309,531**

Loan-to-Value

**65%**

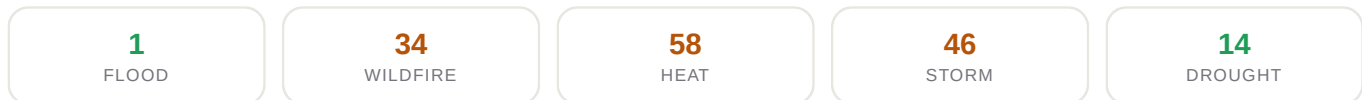
## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$5,157 (2025) |
| Assessed Value    | \$502,301      |
| Previous Assessed | \$492,453      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Contemporary            |
| County        | PLACER                  |
| Lot (acres)   | 0.24                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | In-Ground Pool          |

## CLIMATE RISK



Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------------|---------------------|-----------|--------------------|--------|
| Sep 14, 2015 | Resale          | Grant Deed          | \$415,455 | \$145              |        |
| Mar 2, 2015  | Non-arms-length | Trustees Deed       | \$365,500 | \$127              |        |
| Apr 12, 2005 | Resale          | Grant Deed          | \$615,000 | \$214              | \$492K |
| Sep 15, 2004 | Quitclaim       | Quit Claim Transfer |           |                    |        |
| Sep 14, 1995 | Resale          | Grant Deed          | \$227,000 | \$79               | \$230K |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Heritage Oak Elementary School | Elementary | KG–5   | 0.2 mi   |
| Silverado Middle School        | Middle     | 6–8    | 0.8 mi   |
| Woodcreek High School          | High       | 9–12   | 1.2 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 95747

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>47</div> <div>CRIME INDEX</div> | <div>85</div> <div>AIR POLLUTION</div> | <div>80,171</div> <div>POPULATION</div> | <div>\$128K</div> <div>MEDIAN IN-COME</div> | <div>61°F</div> <div>AVG TEMP</div> | <div>78%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

| OWNERSHIP

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