

Single Family Residence **RESIDENTIAL**

1342 RIDGERUN DR

ROSEVILLE, CA 95747

\$499,823 TopHap Estimate · \$406 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,231 ft²

LIVING AREA

0.14 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$500K

\$478K low

\$522K high

Last Sale

\$120,000 · Jan 6, 1998

Est. Owner Equity

\$209,317

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$1,983 (2025)
Assessed Value	\$195,411
Previous Assessed	\$191,580

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	37 WILDFIRE	58 HEAT	46 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 6, 1998	Resale	Grant Deed	\$120,000	\$97	\$117K
Dec 31, 1991	Resale	Grant Deed	\$142,000	\$115	\$144K
Jan 9, 1990	Resale	Grant Deed	\$98,000	\$80	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Heritage Oak Elementary School	Elementary	KG–5	0.3 mi
Silverado Middle School	Middle	6–8	0.7 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

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K 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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