

Condominium

**RESIDENTIAL**

# 8408 ROSETO RD

ROSEVILLE, CA 95678

**\$509,012** TopHap Estimate · \$348 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**3**

BEDS

**2.5**

BATHS

**1,464 ft<sup>2</sup>**

LIVING AREA

**1,061 ft<sup>2</sup>**

LOT SIZE

**2005**

YEAR BUILT

**2**

PARKING

## VALUATION

**\$509K**

\$493K low

\$525K high

Last Sale

**\$490,000 · May 11, 2023**

Est. Owner Equity

**\$319,012**

Loan-to-Value

**37%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$5,653 (2025) |
| Assessed Value    | \$519,991      |
| Previous Assessed | \$509,796      |

## PROPERTY FACTS

|               |                     |
|---------------|---------------------|
| Property Type | Condominium         |
| Style         | Bungalow            |
| County        | PLACER              |
| Lot (acres)   | 0.24                |
| Construction  | Frame (Unspecified) |
| Heating       | Central             |
| Cooling       | Central             |
| Fireplace     | Yes                 |
| Pool          | No                  |

## CLIMATE RISK

**1**  
FLOOD

**33**  
WILDFIRE

**59**  
HEAT

**45**  
STORM

**14**  
DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE       | \$/FT <sup>2</sup> | LOAN   |
|--------------|--------|------------|-------------|--------------------|--------|
| May 3, 2023  | Resale | Grant Deed | \$490,000   | \$335              | \$190K |
| Jan 5, 2021  | Resale | Grant Deed | \$417,000   | \$285              | \$382K |
| Aug 9, 2011  | Resale | Grant Deed | \$175,000   | \$120              |        |
| Oct 3, 2005  | Resale | Grant Deed | \$397,450   | \$271              | \$318K |
| Jul 13, 2005 | Resale | Grant Deed | \$2,512,189 | \$1716             |        |

## ASSIGNED SCHOOLS

| SCHOOL                             | LEVEL      | GRADES | DISTANCE |
|------------------------------------|------------|--------|----------|
| Thomas Jefferson Elementary School | Elementary | KG–5   | 0.8 mi   |
| Buljan Middle School               | Middle     | 6–8    | 1.4 mi   |
| Roseville High School              | High       | 9–12   | 2.7 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 95678

|                                      |                                        |                                         |                                            |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>81</div> <div>CRIME INDEX</div> | <div>84</div> <div>AIR POLLUTION</div> | <div>50,142</div> <div>POPULATION</div> | <div>\$94K</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 | Absentee owner |
|-----------|----------------|