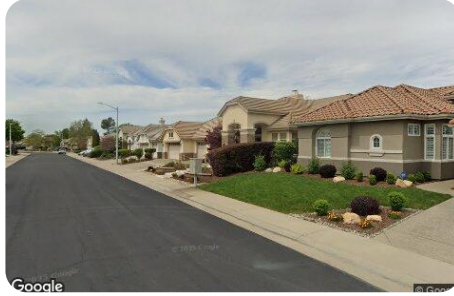


Single Family Residence **RESIDENTIAL**

7705 ROSESTONE LN

ROSEVILLE, CA 95747

\$860,060 TopHap Estimate · \$364 / ft² · confidence 93 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

2,362 ft²
LIVING AREA

0.17 ac
LOT SIZE

1998
YEAR BUILT

2
PARKING

VALUATION

\$860K

\$803K low

\$917K high

Last Sale

\$865,000 · Jan 22, 2024

Est. Owner Equity

\$298,060

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$7,097 (2025)
Assessed Value	\$706,437
Previous Assessed	\$692,586

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

73
WILDFIRE

58
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 12, 2024	Financing	Intrafamily Transfer			
Oct 12, 2024	Financing	Intrafamily Transfer			\$200K
Jan 11, 2024	Resale	Grant Deed	\$865,000	\$366	\$375K
Dec 27, 2021	Financing	Intrafamily Transfer			
Sep 14, 2021	Financing	Intrafamily Transfer			
Sep 8, 2021	Resale	Grant Deed	\$775,000	\$328	\$598K
Oct 28, 1998	Resale	Grant Deed	\$351,500	\$149	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Blue Oaks Elementary School	Elementary	KG–5	0.9 mi
Cooley Middle School	Middle	6–8	1.0 mi

Woodcreek High School	High	9–12	2.1 mi
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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 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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