

Single Family Residence **RESIDENTIAL**

40 ROSEMEL CT

OROVILLE, CA 95966

\$499,073 TopHap Estimate · \$211 / ft² · confidence 95 · as of Jul 14, 2026

4

BEDS

3

BATHS

2,363 ft²

LIVING AREA

0.33 ac

LOT SIZE

2005

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$499K

\$474K low

\$524K high

Last Sale

\$352,000 · Feb 18, 2005

Est. Owner Equity

\$26,973

Loan-to-Value

97%

TAX & ASSESSMENT

Property Tax

\$5,375 (2025)

Assessed Value

\$490,360

Previous Assessed

\$490,360

PROPERTY FACTS

Property Type	Single Family Residence
County	Butte
Lot (acres)	0.33
Construction	Wood (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 18, 2005	Resale	Grant Deed	\$352,000	\$149	\$222K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ishi Hills Middle School	Middle	6–8	1.3 mi
Las Plumas High School	High	9–12	2.1 mi
Oakdale Heights Elementary School	Elementary	KG–5	2.4 mi

District: Oroville 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 95966

107 CRIME INDEX	90 AIR POLLUTION	31,432 POPULATION	\$68K MEDIAN IN-COME	60°F AVG TEMP	78% SUNSHINE
--------------------	---------------------	----------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

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