

Single Family Residence **RESIDENTIAL**

2440 RASHAWN DR

RANCHO CORDOVA, CA 95670

\$301,501 TopHap Estimate · \$331 / ft² · confidence 95 · as of Jul 14, 2026



2

BEDS

1

BATHS

911 ft²

LIVING AREA

2,844 ft²

LOT SIZE

1979

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$302K

\$286K low

\$317K high

Last Sale

\$120,000 · Jul 23, 2015

Est. Owner Equity

\$301,501

TAX & ASSESSMENT

Property Tax	\$1,959 (2025)
Assessed Value	\$144,886
Previous Assessed	\$142,047

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.07
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

10
FLOOD

35
WILDFIRE

53
HEAT

44
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 18, 2017	Quitclaim	Quit Claim Transfer			
Jul 20, 2015	Resale	Grant Deed	\$120,000	\$132	
Jul 24, 2002	Financing	Grant Deed			\$88K
Jan 31, 2001	Quitclaim	Quit Claim Transfer			\$83K
Jul 19, 1991	Resale	Grant Deed	\$90,000	\$99	\$90K
Mar 13, 1990	Resale	Grant Deed	\$764,954	\$840	\$77K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
W. E. Mitchell Middle School	Middle	6–8	0.3 mi
Williamson Elementary School	Elementary	KG–5	0.6 mi
Cordova High School	High	9–12	1.9 mi

District: Folsom-Cordova Unified 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 95670

107 CRIME INDEX	82 AIR POLLUTION	56,631 POPULATION	\$89K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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