

Single Family Residence **RESIDENTIAL**

969 PORTSIDE CIR

ROSEVILLE, CA 95678

\$515,640 TopHap Estimate · \$339 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,522 ft²

LIVING AREA

0.13 ac

LOT SIZE

2000

YEAR BUILT

2

PARKING

VALUATION

\$516K

\$460K low

\$571K high

Last Sale

\$431,000 · Jul 1, 2020

Est. Owner Equity

\$102,640

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$4,768 (2025)
Assessed Value	\$475,854
Previous Assessed	\$466,525

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.13
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

38
WILDFIRE

58
HEAT

46
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 24, 2020	Resale	Grant Deed	\$431,000	\$283	\$409K
Jul 25, 2014	Financing	Grant Deed			\$319K
Jul 9, 2013	Resale	Grant Deed	\$325,000	\$214	\$319K
Sep 13, 2007	Resale	Grant Deed	\$346,000	\$227	\$245K
Sep 11, 2007	Quitclaim	Quit Claim Transfer			
Feb 26, 2003	Resale	Grant Deed	\$256,000	\$168	\$148K
Aug 22, 2001	Financing	Grant Deed			\$35K
Aug 22, 2001	Non-arms-length	Grant Deed	\$41,000	\$27	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cirby Elementary School	Elementary	KG–5	1.3 mi
Oakmont High School	High	9–12	2.2 mi
Eich Middle School	Middle	6–8	2.3 mi

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 95678

81 CRIME INDEX	84 AIR POLLUTION	50,142 POPULATION	\$94K 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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