

Single Family Residence **RESIDENTIAL**

# 3401 ROSEMONT DR

SACRAMENTO, CA 95826

**\$498,823** TopHap Estimate · \$297 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,680 ft<sup>2</sup>**

LIVING AREA

**0.21 ac**

LOT SIZE

**1958**

YEAR BUILT

**1**

STORIES

**7**

ROOMS

**2**

PARKING

## VALUATION

**\$499K**

\$474K low

\$524K high

Last Sale

**\$155,000 · Jun 30, 2010**

Est. Owner Equity

**\$340,223**

Loan-to-Value

**32%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$2,517 (2025) |
| Assessed Value    | \$204,064      |
| Previous Assessed | \$200,064      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Custom Design           |
| County        | SACRAMENTO              |
| Lot (acres)   | 0.21                    |
| Construction  | Wood (Unspecified)      |
| Roof          | Wood Shingle            |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 25<br>FLOOD | 40<br>WILDFIRE | 49<br>HEAT | 41<br>STORM | 26<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------------|----------------------|-----------|--------------------|--------|
| Jul 20, 2021 | Financing       | Intrafamily Transfer |           |                    | \$159K |
| May 6, 2010  | Resale          | Grant Deed           | \$155,000 | \$92               | \$132K |
| Feb 26, 2010 | Non-arms-length | Trustees Deed        | \$175,000 | \$104              |        |
| Jan 20, 2005 | Quitclaim       | Quit Claim Transfer  |           |                    | \$333K |
| Apr 29, 2004 | Quitclaim       | Quit Claim Transfer  |           |                    |        |
| Apr 29, 2004 | Resale          | Grant Deed           | \$288,000 | \$171              | \$230K |
| Feb 19, 2003 | Quitclaim       | Quit Claim Transfer  |           |                    | \$130K |
| May 28, 1999 | Resale          | Grant Deed           | \$115,000 | \$68               | \$117K |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Sequoia Elementary School     | Elementary | KG–6   | 0.1 mi   |
| Albert Einstein Middle School | Middle     | 7–8    | 0.7 mi   |
| Rosemont High School          | High       | 9–12   | 1.3 mi   |

District: Sacramento City 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 95826

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>112</b><br>CRIME INDEX | <b>90</b><br>AIR POLLUTION | <b>43,134</b><br>POPULATION | <b>\$77K</b><br>MEDIAN IN-COME | <b>61°F</b><br>AVG TEMP | <b>78%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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