

Single Family Residence

RESIDENTIAL

755 ROSCOMMON DR

VACAVILLE, CA 95688

\$608,980

TopHap Estimate · \$357 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,708 ft²

LIVING AREA

0.16 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$609K

\$568K low

\$650K high

Last Sale

\$391,500 · Sep 3, 2015

Est. Owner Equity

\$196,055

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$5,472 (2024)
Assessed Value	\$463,451
Previous Assessed	\$454,364

PROPERTY FACTS

Property Type	Single Family Residence
County	Solano
Lot (acres)	0.16
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 264 ft²

CLIMATE RISK

35
FLOOD

74
WILDFIRE

21
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 24, 2018	Non-arms-length	Grant Deed	\$4,500	\$3	\$413K
Aug 27, 2015	Resale	Grant Deed	\$391,500	\$229	\$384K
Jun 11, 2012	Resale	Grant Deed	\$257,000	\$150	\$252K
Feb 6, 2012	Foreclosure sale	Trustees Deed	\$442,956	\$259	
Apr 21, 1998	Resale	Grant Deed	\$172,000	\$101	\$168K
Jan 31, 1990	Resale	Grant Deed	\$167,500	\$98	\$120K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Browns Valley Elementary School	Elementary	KG–6	0.5 mi
Vacaville High School	High	9–12	2.2 mi
Willis Jepson Middle School	Middle	7–8	2.4 mi

District: Vacaville 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 95688

89 CRIME INDEX	80 AIR POLLUTION	39,602 POPULATION	\$116K MEDIAN IN-COME	60°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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