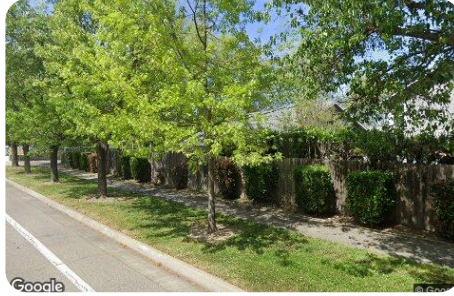


Single Family Residence **RESIDENTIAL**

5 RASHA CT

SACRAMENTO, CA 95831

\$668,837 TopHap Estimate · \$294 / ft² · confidence 95 · as of Jul 14, 2026



4
BEDS

2.5
BATHS

2,278 ft²
LIVING AREA

0.19 ac
LOT SIZE

1990
YEAR BUILT

2
STORIES

8
ROOMS

2
PARKING

VALUATION

\$669K

\$637K low

\$701K high

Last Sale

\$352,000 · Aug 8, 2013

Est. Owner Equity

\$421,737

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$5,381 (2025)
Assessed Value	\$440,118
Previous Assessed	\$431,489

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.19
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

35
FLOOD

71
WILDFIRE

50
HEAT

38
STORM

21
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 7, 2013	Resale	Grant Deed	\$352,000	\$155	\$282K
Feb 21, 2013	Non-arms-length	Grant Deed	\$65,000	\$29	
Oct 26, 2005	Quitclaim	Quit Claim Transfer			
Oct 4, 2005	Quitclaim	Quit Claim Transfer			\$200K
Aug 27, 2004	Quitclaim	Quit Claim Transfer			
Jun 8, 2001	Quitclaim	Quit Claim Transfer			\$145K
Feb 5, 1990	Resale	Grant Deed	\$171,500	\$75	\$135K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Matsuyama Elementary School	Elementary	KG–6	0.4 mi
John F. Kennedy High School	High	9–12	1.5 mi

Sam Brannan Middle School	Middle	7–8	3.4 mi
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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 95831

108 CRIME INDEX	86 AIR POLLUTION	43,543 POPULATION	\$97K 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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