

Single Family Residence **RESIDENTIAL**

1340 RIDGERUN DR

ROSEVILLE, CA 95747

\$505,333 TopHap Estimate · \$411 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,231 ft²

LIVING AREA

0.15 ac

LOT SIZE

1989

YEAR BUILT

2

PARKING

Pre-foreclosure (NOD)

A foreclosure-related notice has been recorded for this property.

VALUATION

\$505K

\$484K low

\$527K high

Est. Owner Equity	\$159,825
Loan-to-Value	69%

TAX & ASSESSMENT

Property Tax	\$1,800 (2025)
Assessed Value	\$177,744
Previous Assessed	\$174,260

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.15
Construction	Frame (Unspecified)
Pool	No

CLIMATE RISK

1 FLOOD	70 WILDFIRE	58 HEAT	46 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 21, 1989	Resale	Grant Deed	\$93,000	\$76	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Heritage Oak Elementary School	Elementary	KG–5	0.3 mi
Silverado Middle School	Middle	6–8	0.7 mi
Woodcreek High School	High	9–12	1.2 mi

District: Roseville Joint Union High 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.

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 NEIGHBORHOOD · ZIP 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Owner occupied
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