

Single Family Residence **RESIDENTIAL**

101 EAGLES ROOST CT

ROSEVILLE, CA 95747

\$594,587 TopHap Estimate · \$305 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,947 ft²

LIVING AREA

0.11 ac

LOT SIZE

2006

YEAR BUILT

2

PARKING

VALUATION

\$595K

\$563K low

\$627K high

Last Sale

\$625,000 · Apr 11, 2022

Est. Owner Equity

\$0

Loan-to-Value

101%

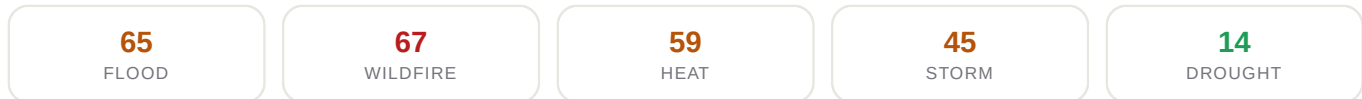
TAX & ASSESSMENT

Property Tax	\$7,556 (2025)
Assessed Value	\$582,000
Previous Assessed	\$555,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.11
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 6, 2022	Resale	Grant Deed	\$625,000	\$321	\$607K
Apr 2, 2018	Quitclaim	Quit Claim Transfer			\$210K
Sep 17, 2007	Resale	Grant Deed	\$350,000	\$180	\$280K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cooley Middle School	Middle	6–8	0.7 mi
Thomas Jefferson Elementary School	Elementary	KG–5	2.6 mi
Roseville High School	High	9–12	3.7 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.

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.

OWNERSHIP

Occupancy	Owner occupied
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