

Single Family Residence

RESIDENTIAL

3105 ROSEMONT DR

SACRAMENTO, CA 95826

\$495,655 TopHap Estimate · \$333 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,487 ft²

LIVING AREA

0.13 ac

LOT SIZE

1974

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$496K

\$477K low

\$514K high

Last Sale

\$465,000 · Aug 27, 2021

Est. Owner Equity

\$460,837

Loan-to-Value

7%

TAX & ASSESSMENT

Property Tax	\$5,892 (2025)
Assessed Value	\$503,328
Previous Assessed	\$493,460

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.13
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

43 FLOOD	51 WILDFIRE	49 HEAT	41 STORM	26 DROUGHT
--------------------	-----------------------	-------------------	--------------------	----------------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 8, 2026	Financing	Mortgage			\$35K
Aug 25, 2021	Resale	Grant Deed	\$465,000	\$313	\$457K
Aug 10, 2017	Resale	Grant Deed	\$300,000	\$202	\$250K
Sep 21, 1989	Non-arms-length	Grant Deed	\$16,000	\$11	
Mar 23, 1989	Resale	Grant Deed	\$100,000	\$67	\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Albert Einstein Middle School	Middle	7–8	0.4 mi
James W. Marshall Elementary School	Elementary	KG–6	0.6 mi
Rosemont High School	High	9–12	0.9 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

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

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

OWNERSHIP

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