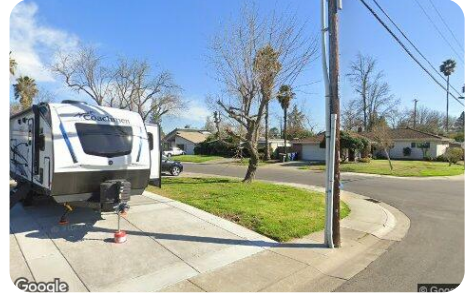


Single Family Residence **RESIDENTIAL**

8901 ROSEWOOD DR

SACRAMENTO, CA 95826

\$464,032 TopHap Estimate · \$232 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,000 ft²

LIVING AREA

0.2 ac

LOT SIZE

1963

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$464K

\$449K low

\$479K high

Last Sale

\$195,000 · Apr 30, 2010

Est. Owner Equity

\$249,032

Loan-to-Value

43%

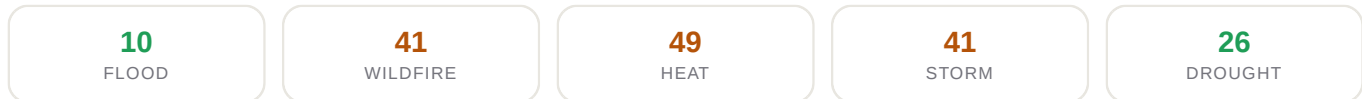
TAX & ASSESSMENT

Property Tax	\$3,140 (2025)
Assessed Value	\$256,729
Previous Assessed	\$251,696

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.20
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 9, 2020	Quitclaim	Quit Claim Transfer			\$215K
Apr 21, 2010	Resale	Grant Deed	\$195,000	\$98	\$192K
Apr 21, 2010	Recorded document	Affidavit Of Death			
Apr 17, 2010	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sequoia Elementary School	Elementary	KG–6	0.5 mi
Albert Einstein Middle School	Middle	7–8	1.1 mi
Rosemont High School	High	9–12	1.7 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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