

Single Family Residence **RESIDENTIAL**

2249 RIDGEMERE CIR

ROSEVILLE, CA 95747

\$712,693 TopHap Estimate · \$384 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,858 ft²

LIVING AREA

0.17 ac

LOT SIZE

2010

YEAR BUILT

2

PARKING

VALUATION

\$713K

\$674K low

\$751K high

Last Sale

\$730,000 · Sep 14, 2021

Est. Owner Equity

\$128,693

Loan-to-Value

84%

TAX & ASSESSMENT

Property Tax	\$10,181 (2025)
Assessed Value	\$677,000
Previous Assessed	\$528,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1 FLOOD	76 WILDFIRE	58 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 27, 2024	Financing	Intrafamily Transfer			
Sep 9, 2021	Resale	Grant Deed	\$730,000	\$393	\$584K
Mar 17, 2010	Resale	Grant Deed	\$306,000	\$165	\$302K
Dec 11, 2009	Quitclaim	Quit Claim Transfer			
Sep 25, 2009	Resale	Grant Deed	\$8,032,750	\$4323	
Jul 9, 2008	Non-arms-length	Trustees Deed	\$8,000,000	\$4306	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Chilton Middle School	Middle	6–8	0.4 mi
West Park High School	High	9–12	0.4 mi
Riego Creek Elementary School	Elementary	KG–5	1.3 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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