

Single Family Residence **RESIDENTIAL**

## 2232 HIBISCUS DR

SANTA ROSA, CA 95404

**\$839,142** TopHap Estimate · \$336 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**5**

BEDS

**3**

BATHS

**2,497 ft<sup>2</sup>**

LIVING AREA

**4,313 ft<sup>2</sup>**

LOT SIZE

**2011**

YEAR BUILT

**2**

STORIES

**10**

ROOMS

**2**

PARKING

### VALUATION

**\$839K**

\$794K low

\$885K high

Last Sale

**\$669,000 · Mar 4, 2016**

Est. Owner Equity

**\$307,142**

Loan-to-Value

**64%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$9,133 (2025) |
| Assessed Value    | \$791,954      |
| Previous Assessed | \$791,954      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Sonoma                  |
| Lot (acres)   | 0.10                    |
| Construction  | Wood (Unspecified)      |
| Heating       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## CLIMATE RISK

1  
FLOOD

80  
WILDFIRE

27  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE       | \$/FT² | LOAN   |
|--------------|-----------|---------------------|-------------|--------|--------|
| Feb 22, 2016 | Resale    | Grant Deed          | \$669,000   | \$268  | \$532K |
| Mar 12, 2014 | Resale    | Grant Deed          | \$568,500   | \$228  | \$512K |
| Jun 10, 2011 | Resale    | Grant Deed          | \$403,000   | \$161  | \$322K |
| Jun 25, 2010 | Resale    | Grant Deed          | \$7,050,000 | \$2823 |        |
| May 25, 2007 | Quitclaim | Quit Claim Transfer |             |        |        |
| Nov 1, 2005  | Quitclaim | Quit Claim Transfer |             |        | \$30M  |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Kawana Springs Elementary School | Elementary | PK–6   | 0.5 mi   |
| Montgomery High School           | Middle     | 7–12   | 1.4 mi   |

District: Bellevue Union Elementary 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 95404

|                           |                            |                             |                                 |                         |                        |
|---------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>102</b><br>CRIME INDEX | <b>82</b><br>AIR POLLUTION | <b>43,241</b><br>POPULATION | <b>\$104K</b><br>MEDIAN IN-COME | <b>58°F</b><br>AVG TEMP | <b>78%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|