

Single Family Residence **RESIDENTIAL**

2224 ROSSMOOR DR

RANCHO CORDOVA, CA 95670

\$477,858 TopHap Estimate · \$440 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,085 ft²

LIVING AREA

0.2 ac

LOT SIZE

2000

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$478K

\$456K low

\$500K high

Last Sale

\$470,500 · Mar 1, 2024

Est. Owner Equity

\$199,158

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$6,244 (2025)
Assessed Value	\$489,508
Previous Assessed	\$479,910

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.20
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

37
FLOOD

65
WILDFIRE

53
HEAT

43
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 8, 2026	Financing	Mortgage			\$279K
Feb 29, 2024	Resale	Grant Deed	\$470,500	\$434	\$376K
May 10, 2017	Quitclaim	Quit Claim Transfer			
Aug 16, 2016	Financing	Intrafamily Transfer			\$192K
Jun 17, 2014	Resale	Grant Deed	\$201,500	\$186	\$198K
Jan 31, 2014	Non-arms-length	Tax Deed	\$25,200	\$23	
Jul 11, 2007	Recorded document	Affidavit Of Death			
Apr 17, 1996	Non-arms-length	Grant Deed	\$43,000	\$40	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Peter J. Shields Elementary School	Elementary	KG–5	0.4 mi
Mills Middle School	Middle	6–8	0.9 mi
Cordova High School	High	9–12	0.9 mi

District: Folsom-Cordova 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 95670

107 CRIME INDEX	82 AIR POLLUTION	56,631 POPULATION	\$89K 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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