

Single Family Residence **RESIDENTIAL**

1318 RICE LN

ROSEVILLE, CA 95678

\$494,360 TopHap Estimate · \$343 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,442 ft²

LIVING AREA

0.13 ac

LOT SIZE

1987

YEAR BUILT

2

PARKING

VALUATION

\$494K

\$475K low

\$514K high

Last Sale

\$281,000 · Oct 25, 2007

Est. Owner Equity

\$319,560

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$3,837 (2025)
Assessed Value	\$376,462
Previous Assessed	\$369,081

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.13
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	61 WILDFIRE	59 HEAT	46 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 22, 2007	Resale	Grant Deed	\$281,000	\$195	\$201K
Aug 22, 2007	Recorded document	Affidavit Of Death			
Aug 22, 2007	Recorded document	Grant Deed			
May 23, 2002	Quitclaim	Quit Claim Transfer			
Apr 8, 2002	Resale	Grant Deed	\$194,000	\$135	
Oct 23, 2001	Quitclaim	Quit Claim Transfer			
Nov 15, 2000	Resale	Grant Deed	\$153,000	\$106	\$103K
Nov 4, 1998	Quitclaim	Quit Claim Transfer			\$112K
Apr 23, 1990	Resale	Grant Deed	\$152,000	\$105	\$122K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kaseberg Elementary School	Elementary	KG–5	0.4 mi
Roseville High School	High	9–12	1.4 mi
Buljan Middle School	Middle	6–8	1.4 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 95678

81 CRIME INDEX	84 AIR POLLUTION	50,142 POPULATION	\$94K 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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