

Single Family Residence **RESIDENTIAL**

1805 PICO RIVERA DR

ROSEVILLE, CA 95747

\$690,203 TopHap Estimate · \$302 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,284 ft²

LIVING AREA

0.11 ac

LOT SIZE

2006

YEAR BUILT

2

PARKING

VALUATION

\$690K

\$670K low

\$710K high

Last Sale

\$360,000 · Nov 15, 2007

Est. Owner Equity

\$402,203

Loan-to-Value

43%

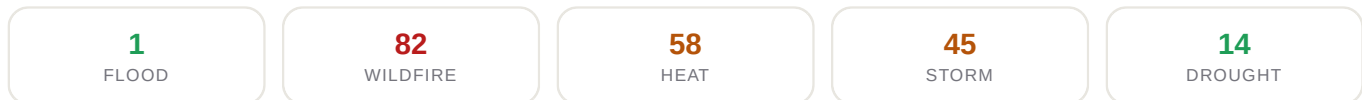
TAX & ASSESSMENT

Property Tax	\$6,293 (2025)
Assessed Value	\$482,307
Previous Assessed	\$472,851

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.11
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 8, 2007	Resale	Grant Deed	\$360,000	\$158	\$288K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Diamond Creek Elementary School	Elementary	KG–5	0.7 mi
Cooley Middle School	Middle	6–8	1.2 mi
Roseville High School	High	9–12	5.2 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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