

Single Family Residence

RESIDENTIAL

201 SNOWY RIVER CT

ROSEVILLE, CA 95747

\$594,708 TopHap Estimate · \$403 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,476 ft²

LIVING AREA

0.14 ac

LOT SIZE

1998

YEAR BUILT

2

PARKING

VALUATION

\$595K

\$549K low

\$640K high

Last Sale

\$590,000 · Jul 11, 2025

Est. Owner Equity

\$122,708

Loan-to-Value

79%

TAX & ASSESSMENT

Property Tax	\$3,369 (2025)
Assessed Value	\$590,000
Previous Assessed	\$330,649

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	65 WILDFIRE	59 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 9, 2025	Resale	Grant Deed	\$590,000	\$400	\$472K
Oct 10, 2002	Quitclaim	Quit Claim Transfer			
Oct 8, 2002	Quitclaim	Quit Claim Transfer			\$166K
Aug 23, 1999	Quitclaim	Quit Claim Transfer			
Nov 24, 1998	Resale	Grant Deed	\$217,000	\$147	\$173K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Blue Oaks Elementary School	Elementary	KG–5	0.4 mi
Cooley Middle School	Middle	6–8	0.6 mi
Woodcreek High School	High	9–12	1.8 mi

District: Roseville City 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 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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