

Single Family Residence **RESIDENTIAL**

12685 ROUGH AND READY HWY

ROUGH AND READY, CA 95975

\$601,435 TopHap Estimate · \$299 / ft² · confidence 95 · as of Jul 14, 2026



2
BEDS

2
BATHS

2,011 ft²
LIVING AREA

3.62 ac
LOT SIZE

1961
YEAR BUILT

1
STORIES

2
ROOMS

5
PARKING

VALUATION

\$601K

\$571K low

\$632K high

Last Sale

\$320,000 · Dec 8, 2022

Est. Owner Equity

\$481,435

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$7,396 (2025)
Assessed Value	\$687,570
Previous Assessed	\$674,089

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	NEVADA
Heating	Baseboard
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 2,011 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 8, 2022	Financing	Intrafamily Transfer			
Mar 2, 2021	Financing	Intrafamily Transfer			
Jul 13, 2015	Resale	Grant Deed	\$320,000	\$159	\$120K
Nov 14, 1996	Resale	Grant Deed	\$225,000	\$112	
Jul 29, 1996	Quitclaim	Quit Claim Transfer			
Jun 28, 1995	Recorded document	Grant Deed			
Jan 19, 1989	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Margaret G. Scotten Elementary School	Elementary	KG–4	1.9 mi
Lyman Gilmore Middle School	Middle	5–8	2.1 mi
Nevada Union High School	High	9–12	3.0 mi

District: Nevada 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 95975

115 CRIME INDEX	89 AIR POLLUTION	1,885 POPULATION	\$55K MEDIAN IN-COME	59°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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