

Single Family Residence **RESIDENTIAL**

# 4965 ROSELLE CMN

FREMONT, CA 94536

**\$1,185,527** TopHap Estimate · \$635 / ft<sup>2</sup> · confidence 88 · as of Jul 14, 2026



**4**

BEDS

**2.5**

BATHS

**1,866 ft<sup>2</sup>**

LIVING AREA

**3,756 ft<sup>2</sup>**

LOT SIZE

**1997**

YEAR BUILT

**2**

STORIES

**7**

ROOMS

**2**

PARKING

## VALUATION

**\$1.2M**

\$1M low

\$1.3M high

Last Sale

**\$305,000 · Jul 3, 1997**

Est. Owner Equity

**\$260,527**

Loan-to-Value

**76%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,405 (2025) |
| Assessed Value        | \$489,233      |
| Previous Assessed     | \$479,504      |
| Assessor Market Value | \$1,444,590    |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | ALAMEDA                 |
| Lot (acres)   | 0.09                    |
| Construction  | Wood (Unspecified)      |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|----------------------|-----------|--------------------|--------|
| Oct 20, 2010 | Financing | Intrafamily Transfer |           |                    | \$290K |
| Jul 3, 1997  | Resale    | Grant Deed           | \$305,000 | \$163              | \$46K  |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Glenmoor Elementary School | Elementary | KG–5   | 0.6 mi   |
| Centerville Middle School  | Middle     | 6–8    | 1.0 mi   |
| Washington High School     | High       | 9–12   | 1.2 mi   |

District: Fremont 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 94536

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>62</div> <div>CRIME INDEX</div> | <div>92</div> <div>AIR POLLUTION</div> | <div>70,570</div> <div>POPULATION</div> | <div>\$140K</div> <div>MEDIAN IN-COME</div> | <div>59°F</div> <div>AVG TEMP</div> | <div>78%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

Index values: 100 = US average; lower is better.

| OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|