

Duplex (2 Units, Any Combination)

RESIDENTIAL

7201 RUSH RIVER DR

SACRAMENTO, CA 95831



5

BEDS

4

BATHS

2,368 ft²

LIVING AREA

0.21 ac

LOT SIZE

1981

YEAR BUILT

1

STORIES

10

ROOMS

3

PARKING

TAX & ASSESSMENT

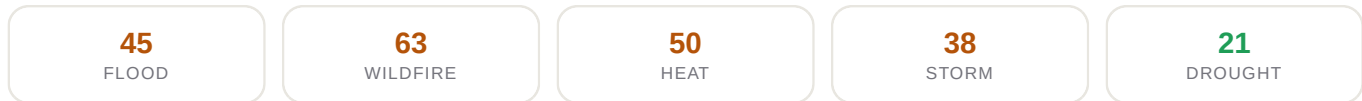
Property Tax	\$3,615 (2025)
Assessed Value	\$269,401
Previous Assessed	\$264,120

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
County	SACRAMENTO
Lot (acres)	0.21
Construction	Wood (Unspecified)

Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 18, 1996	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Martin Luther King Jr. K-8 School	Elementary	KG–8	0.5 mi
John F. Kennedy High School	High	9–12	0.7 mi

District: Sacramento City 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 95831



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

OWNERSHIP

Occupancy

Absentee owner