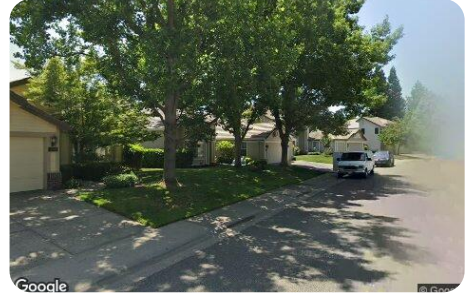


Single Family Residence **RESIDENTIAL**

11874 POINT ROCK WAY

GOLD RIVER, CA 95670

\$588,442 TopHap Estimate · \$291 / ft² · confidence 85 · as of Jul 14, 2026



4
BEDS

2
BATHS

2,025 ft²
LIVING AREA

0.18 ac
LOT SIZE

1994
YEAR BUILT

1
STORIES

7
ROOMS

2
PARKING

VALUATION

\$588K

\$500K low

\$677K high

Last Sale

\$219,000 · Dec 30, 1993

Est. Owner Equity

\$323,442

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax	\$4,814 (2025)
Assessed Value	\$409,579
Previous Assessed	\$401,549

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.18
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

35
FLOOD

57
WILDFIRE

55
HEAT

45
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 12, 2023	Financing	Intrafamily Transfer			
Feb 9, 2023	Financing	Intrafamily Transfer			
Dec 15, 2021	Financing	Intrafamily Transfer			
Nov 25, 2002	Financing	Grant Deed			\$165K
Dec 30, 1993	Resale	Grant Deed	\$219,000	\$108	\$193K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Gold River Discovery Center K-8 School	Elementary	KG–8	0.8 mi
Rio Americano High School	High	9–12	7.4 mi

District: San Juan 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 95670

107 CRIME INDEX	82 AIR POLLUTION	56,631 POPULATION	\$89K 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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