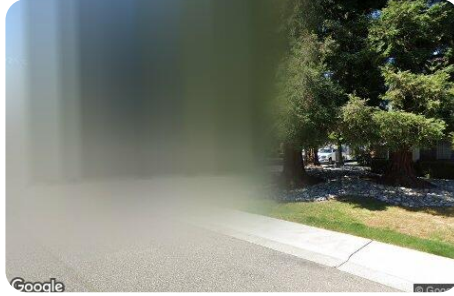


Single Family Residence **RESIDENTIAL**

11879 POINT ROCK WAY

GOLD RIVER, CA 95670

\$941,488 TopHap Estimate · \$265 / ft² · confidence 91 · as of Jul 14, 2026



6

BEDS

3

BATHS

3,552 ft²

LIVING AREA

0.25 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

10

ROOMS

2

PARKING

VALUATION

\$941K

\$855K low

\$1M high

Est. Owner Equity

\$741,488

Loan-to-Value

21%

TAX & ASSESSMENT

Property Tax	\$5,789 (2025)
Assessed Value	\$486,015
Previous Assessed	\$476,486

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.25
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	\$/FT²	LOAN
Jan 4, 2016	Quitclaim	Quit Claim Transfer			
Sep 30, 1993	Resale	Grant Deed	\$280,500	\$79	\$200K
Jul 14, 1993	Resale	Grant Deed	\$770,000	\$217	

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	7.5 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	Absentee owner
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