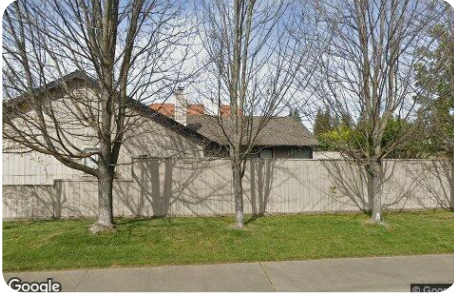


Single Family Residence **RESIDENTIAL**

600 PORTSIDE CIR

ROSEVILLE, CA 95678

\$530,616 TopHap Estimate · \$312 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,702 ft²

LIVING AREA

0.2 ac

LOT SIZE

1992

YEAR BUILT

1

PARKING

VALUATION

\$531K

\$474K low

\$587K high

Est. Owner Equity

\$355,616

Loan-to-Value

33%

TAX & ASSESSMENT

Property Tax	\$2,767 (2025)
Assessed Value	\$277,598
Previous Assessed	\$272,156

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.20
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

64
WILDFIRE

58
HEAT

46
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 16, 2010	Financing	Intrafamily Transfer			\$175K
May 9, 2005	Quitclaim	Quit Claim Transfer			
May 9, 2005	Quitclaim	Quit Claim Transfer			\$190K
Sep 11, 2003	Quitclaim	Quit Claim Transfer			
Dec 11, 2001	Quitclaim	Quit Claim Transfer			
Sep 5, 2001	Quitclaim	Quit Claim Transfer			\$155K
Jul 2, 1992	Resale	Grant Deed	\$156,545	\$92	\$126K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cirby Elementary School	Elementary	KG–5	1.2 mi
Oakmont High School	High	9–12	2.1 mi

Eich Middle School	Middle	6–8	2.2 mi
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District: Roseville City Elementary 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 95678

81 CRIME INDEX	84 AIR POLLUTION	50,142 POPULATION	\$94K 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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