

Condominium

RESIDENTIAL

8441 ROSETO RD

ROSEVILLE, CA 95678

\$495,696 TopHap Estimate · \$390 / ft² · confidence 94 · as of Jul 14, 2026

2

BEDS

2.5

BATHS

1,271 ft²

LIVING AREA

922 ft²

LOT SIZE

2006

YEAR BUILT

2

PARKING

VALUATION

\$496K

\$466K low

\$525K high

Last Sale

\$334,500 · Aug 31, 2006

Est. Owner Equity

\$303,369

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax

\$5,036 (2025)

Assessed Value

\$466,096

Previous Assessed

\$456,958

PROPERTY FACTS

Property Type	Condominium
Style	Cape Cod
County	PLACER
Lot (acres)	0.21
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	33 WILDFIRE	59 HEAT	45 STORM	14 DROUGHT
------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 18, 2020	Financing	Intrafamily Transfer			\$192K
Aug 29, 2006	Resale	Grant Deed	\$334,500	\$263	\$265K
May 1, 2006	Quitclaim	Quit Claim Transfer			
Mar 21, 2006	Resale	Grant Deed	\$974,310	\$767	\$200M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Thomas Jefferson Elementary School	Elementary	KG–5	0.8 mi
Buljan Middle School	Middle	6–8	1.3 mi
Roseville High School	High	9–12	2.6 mi

District: Roseville Joint Union High 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
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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