

Single Family Residence **RESIDENTIAL**

618 ROSCOMMON PL

VACAVILLE, CA 95688

\$598,559 TopHap Estimate · \$350 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,708 ft²

LIVING AREA

0.14 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$599K

\$566K low

\$631K high

Last Sale

\$164,500 · Dec 20, 1989

Est. Owner Equity

\$491,809

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$3,678 (2024)
Assessed Value	\$307,057
Previous Assessed	\$301,037

PROPERTY FACTS

Property Type	Single Family Residence
County	Solano
Lot (acres)	0.14
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 264 ft²

CLIMATE RISK

26
FLOOD

61
WILDFIRE

49
HEAT

48
STORM

21
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 4, 2002	Quitclaim	Quit Claim Transfer			
Dec 20, 1989	Resale	Grant Deed	\$164,500	\$96	\$115K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Browns Valley Elementary School	Elementary	KG–6	0.6 mi
Vacaville High School	High	9–12	2.2 mi
Willis Jepson Middle School	Middle	7–8	2.4 mi

District: Vacaville 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 95688

89 CRIME INDEX	80 AIR POLLUTION	39,602 POPULATION	\$116K MEDIAN IN-COME	60°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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