

Single Family Residence **RESIDENTIAL**

1601 GROUSE RUN CIR

ROSEVILLE, CA 95747

\$674,485 TopHap Estimate · \$306 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,203 ft²

LIVING AREA

0.14 ac

LOT SIZE

2002

YEAR BUILT

2

PARKING

VALUATION

\$674K

\$637K low

\$712K high

Last Sale

\$354,000 · Mar 10, 2015

Est. Owner Equity

\$674,485

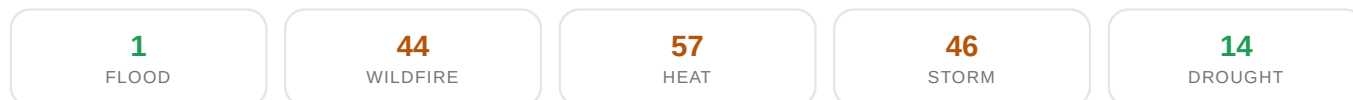
TAX & ASSESSMENT

Property Tax	\$5,525 (2025)
Assessed Value	\$433,954
Previous Assessed	\$425,446

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 9, 2015	Quitclaim	Quit Claim Transfer			
Mar 9, 2015	Resale	Grant Deed	\$354,000	\$161	
Jun 20, 2008	Quitclaim	Quit Claim Transfer			
Sep 27, 2002	Resale	Grant Deed	\$290,500	\$132	\$182K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Coyote Ridge Elementary School	Elementary	KG–5	0.4 mi
Woodcreek High School	High	9–12	0.7 mi
Silverado Middle School	Middle	6–8	1.0 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 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K 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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