

Single Family Residence **RESIDENTIAL**

4225 ROSECREST WAY

SACRAMENTO, CA 95826

\$416,111 TopHap Estimate · \$328 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,270 ft²

LIVING AREA

0.17 ac

LOT SIZE

1983

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$416K

\$405K low

\$427K high

Last Sale

\$159,500 · Jan 29, 2002

Est. Owner Equity

\$0

Loan-to-Value

165%

TAX & ASSESSMENT

Property Tax	\$2,765 (2025)
Assessed Value	\$240,317
Previous Assessed	\$235,606

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.17
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

10
FLOOD

56
WILDFIRE

49
HEAT

41
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 22, 2023	Financing	Intrafamily Transfer			
Sep 1, 2006	Financing	Intrafamily Transfer			\$326K
Jun 16, 2004	Quitclaim	Quit Claim Transfer			\$211K
Jan 29, 2002	Resale	Grant Deed	\$159,500	\$126	\$128K
Apr 24, 1996	Resale	Grant Deed	\$101,000	\$80	\$100K
Aug 24, 1988	Resale	Grant Deed	\$92,000	\$72	\$93K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rosemont High School	High	9–12	0.1 mi
Albert Einstein Middle School	Middle	7–8	0.5 mi

Golden Empire Elementary School	Elementary	KG–6	1.2 mi
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District: Sacramento City 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 95826

112 CRIME INDEX	90 AIR POLLUTION	43,134 POPULATION	\$77K 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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