

Single Family Residence **RESIDENTIAL**

2772 ROGUE RIVER CIR

WEST SACRAMENTO, CA 95691

\$638,119 TopHap Estimate · \$274 / ft² · confidence 95 · as of Jul 14, 2026



4
BEDS

3
BATHS

2,328 ft²
LIVING AREA

3,920 ft²
LOT SIZE

2004
YEAR BUILT

2
STORIES

7
ROOMS

2
PARKING

VALUATION

\$638K

\$608K low

\$668K high

Last Sale

\$240,000 · Mar 11, 2010

Est. Owner Equity

\$451,369

Loan-to-Value

31%

TAX & ASSESSMENT

Property Tax	\$5,466 (2025)
Assessed Value	\$315,976
Previous Assessed	\$309,782

PROPERTY FACTS

Property Type	Single Family Residence
County	YOLO
Lot (acres)	0.09
Roof	Concrete
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 18, 2010	Resale	Grant Deed	\$240,000	\$103	\$192K
May 11, 2007	Recorded document	Affidavit Of Death			
May 11, 2007	Quitclaim	Quit Claim Transfer			
Jan 23, 2006	Quitclaim	Quit Claim Transfer			
Sep 21, 2004	Resale	Grant Deed	\$372,500	\$160	\$298K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River City High School	High	9–12	0.4 mi
Stonegate Elementary School	Elementary	KG–8	0.6 mi

District: Washington 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 95691

79 CRIME INDEX	86 AIR POLLUTION	42,114 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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