

Single Family Residence **RESIDENTIAL**

1963 ROSE PETAL CT

CASTLE ROCK, CO 80109

\$858,668 TopHap Estimate · \$245 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,506 ft²

LIVING AREA

0.25 ac

LOT SIZE

2001

YEAR BUILT

2

STORIES

5

ROOMS

VALUATION

\$859K

\$821K low

\$896K high

Last Sale

\$432,860 · Nov 8, 2001

Est. Owner Equity

\$564,713

Loan-to-Value

32%

TAX & ASSESSMENT

Property Tax	\$3,983 (2024)
Assessed Value	\$61,590
Previous Assessed	\$61,180
Assessor Market Value	\$905,838

PROPERTY FACTS

Property Type	Single Family Residence
County	DOUGLAS
Lot (acres)	0.25
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Pool	No

Porch · 352 ft²

CLIMATE RISK

37
FLOOD

50
WILDFIRE

66
HEAT

29
STORM

75
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 31, 2018	Non-arms-length	Grant Deed	\$130,000	\$37	
Nov 8, 2001	Resale	Grant Deed	\$432,860	\$123	\$150K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Clear Sky Elementary School	Elementary	KG–6	1.2 mi
Castle Rock Middle School	Middle	7–8	1.6 mi
Castle View High School	High	9–12	1.8 mi

District: Douglas County School District Re-1

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 80109

40 CRIME INDEX	98 AIR POLLUTION	28,679 POPULATION	\$140K MEDIAN IN-COME	48°F AVG TEMP	69% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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