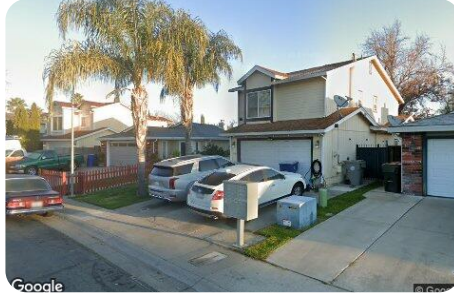
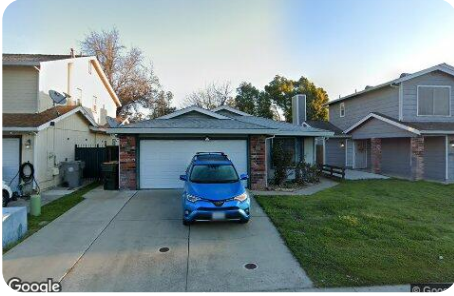


Single Family Residence **RESIDENTIAL**

899 RANCHO ROBLE WAY

SACRAMENTO, CA 95834

\$370,173 TopHap Estimate · \$306 / ft² · confidence 92 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,211 ft²
LIVING AREA

0.1 ac
LOT SIZE

1987
YEAR BUILT

1
STORIES

6
ROOMS

1
PARKING

VALUATION

\$370K

\$341K low

\$399K high

Last Sale

\$129,000 · Nov 13, 2008

Est. Owner Equity

\$138,173

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$2,270 (2025)
Assessed Value	\$169,422
Previous Assessed	\$166,101

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.10
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

99
FLOOD

70
WILDFIRE

51
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
Jun 6, 2017	Quitclaim	Quit Claim Transfer			
Oct 10, 2008	Resale	Grant Deed	\$129,000	\$107	\$127K
Jul 18, 2008	Non-arms-length	Trustees Deed	\$157,500	\$130	
May 2, 2006	Recorded document	Grant Deed			
May 2, 2006	Resale	Grant Deed	\$325,000	\$268	\$276K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Garden Valley Elementary School	Elementary	KG–6	0.3 mi
Rio Terra Junior High School	Middle	7–8	0.5 mi
Grant Union High School	High	9–12	2.5 mi

District: Twin Rivers 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 95834

93 CRIME INDEX	82 AIR POLLUTION	35,771 POPULATION	\$89K 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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