

Single Family Residence **RESIDENTIAL**

1848 GROUSE RUN CIR

ROSEVILLE, CA 95747

\$557,211 TopHap Estimate · \$322 / ft² · confidence 93 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,733 ft²
LIVING AREA

0.13 ac
LOT SIZE

2002
YEAR BUILT

2
PARKING

VALUATION

\$557K

\$519K low

\$595K high

Last Sale

\$423,000 · Oct 26, 2018

Est. Owner Equity

\$175,020

Loan-to-Value

69%

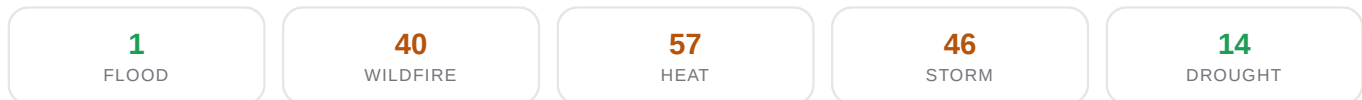
TAX & ASSESSMENT

Property Tax	\$5,970 (2025)
Assessed Value	\$484,057
Previous Assessed	\$474,566

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.13
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
Oct 24, 2018	Resale	Grant Deed	\$423,000	\$244	\$373K
Feb 28, 2006	Recorded document	Affidavit Of Death			
Oct 31, 2002	Resale	Grant Deed	\$265,500	\$153	\$135K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Coyote Ridge Elementary School	Elementary	KG–5	0.5 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	Owner occupied
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