

Single Family Residence **RESIDENTIAL**

609 JADE RIVER CT

ROSEVILLE, CA 95678

\$769,045 TopHap Estimate · \$340 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,262 ft²

LIVING AREA

0.28 ac

LOT SIZE

2002

YEAR BUILT

2

PARKING

VALUATION

\$769K

\$726K low

\$812K high

Last Sale

\$777,000 · May 22, 2024

Est. Owner Equity

\$147,445

Loan-to-Value

81%

TAX & ASSESSMENT

Property Tax	\$8,845 (2025)
Assessed Value	\$808,390
Previous Assessed	\$749,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.28
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	60 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 10, 2024	Resale	Grant Deed	\$777,000	\$344	\$622K
Feb 14, 2023	Financing	Intrafamily Transfer			
Jun 20, 2003	Quitclaim	Quit Claim Transfer			
Dec 30, 2002	Resale	Grant Deed	\$341,000	\$151	\$272K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Thomas Jefferson Elementary School	Elementary	KG–5	0.3 mi
Buljan Middle School	Middle	6–8	1.7 mi
Roseville High School	High	9–12	2.4 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 95678

81 CRIME INDEX	84 AIR POLLUTION	50,142 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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