

Single Family Residence **RESIDENTIAL**

616 JADE RIVER CT

ROSEVILLE, CA 95678

\$832,560 TopHap Estimate · \$281 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,963 ft²

LIVING AREA

0.24 ac

LOT SIZE

2003

YEAR BUILT

2

PARKING

VALUATION

\$833K

\$774K low

\$892K high

Last Sale

\$380,000 · Feb 13, 2003

Est. Owner Equity

\$312,560

Loan-to-Value

62%

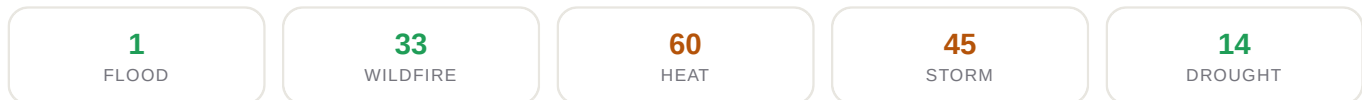
TAX & ASSESSMENT

Property Tax	\$7,109 (2025)
Assessed Value	\$592,049
Previous Assessed	\$580,441

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.23
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 13, 2003	Resale	Grant Deed	\$380,000	\$128	\$304K

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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