

Single Family Residence **RESIDENTIAL**

312 ROSEVILLE ST

ROSEVILLE, CA 95678

\$409,771 TopHap Estimate · \$528 / ft² · confidence 94 · as of Jul 14, 2026



2
BEDS

1
BATHS

776 ft²
LIVING AREA

0.18 ac
LOT SIZE

1910
YEAR BUILT

VALUATION

\$410K

\$386K low

\$434K high

Last Sale

\$25,000 · Dec 23, 1998

Est. Owner Equity

\$409,771

TAX & ASSESSMENT

Property Tax	\$2,389 (2025)
Assessed Value	\$240,228
Previous Assessed	\$235,519

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	PLACER
Lot (acres)	0.18
Construction	Frame (Unspecified)
Heating	Electric
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	59 HEAT	46 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 28, 2025	Financing	Intrafamily Transfer			
Feb 14, 2023	Financing	Intrafamily Transfer			
Dec 22, 1998	Resale	Grant Deed	\$25,000	\$32	
Jul 9, 1998	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Spanger Elementary School	Elementary	KG–5	0.4 mi
Roseville High School	High	9–12	0.5 mi
Buljan Middle School	Middle	6–8	1.9 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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