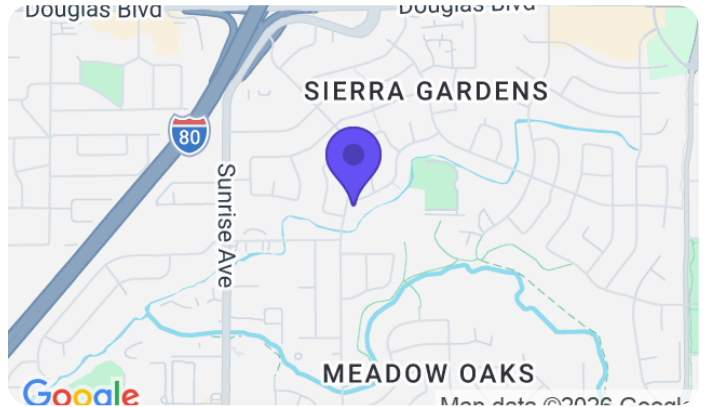


Single Family Residence **RESIDENTIAL**

701 OAK RIDGE DR

ROSEVILLE, CA 95661

\$445,043 TopHap Estimate · \$383 / ft² · confidence 88 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,161 ft²
LIVING AREA

0.23 ac
LOT SIZE

1958
YEAR BUILT

2
PARKING

VALUATION

\$445K

\$392K low

\$498K high

Last Sale

\$440,000 · Nov 8, 2024

Est. Owner Equity

\$123,643

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax	\$4,495 (2025)
Assessed Value	\$448,800
Previous Assessed	\$440,000

PROPERTY FACTS

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

CLIMATE RISK

80 FLOOD	35 WILDFIRE	58 HEAT	45 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

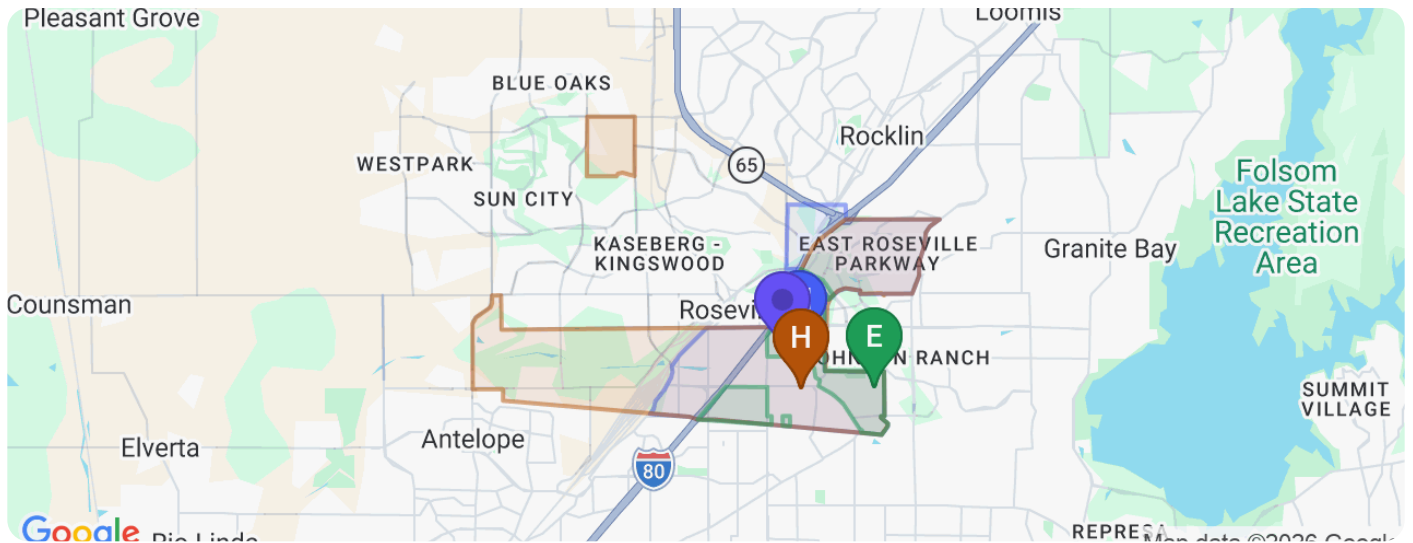
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 28, 2025	Financing	Intrafamily Transfer			
Nov 1, 2024	Resale	Grant Deed	\$440,000	\$379	\$315K
Jul 2, 2018	Financing	Intrafamily Transfer			\$220K
Jan 5, 2004	Non-arms-length	Grant Deed	\$67,500	\$58	\$135K
Jan 31, 1996	Resale	Grant Deed	\$100,000	\$86	\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Eich Middle School	Middle	6–8	0.3 mi
Oakmont High School	High	9–12	0.7 mi
George Sargeant Elementary School	Elementary	KG–5	1.7 mi

District: Roseville City Elementary 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 95661

67 CRIME INDEX	84 AIR POLLUTION	35,720 POPULATION	\$109K 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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