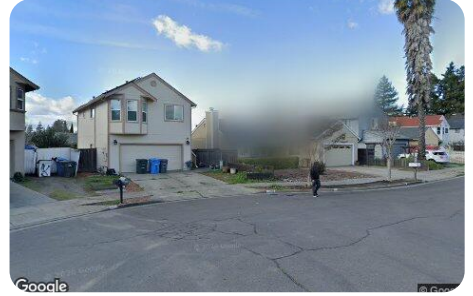


Single Family Residence **RESIDENTIAL**

1448 RUSCH CT

SANTA ROSA, CA 95401

\$558,082 TopHap Estimate · \$412 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,356 ft²

LIVING AREA

0.11 ac

LOT SIZE

1988

YEAR BUILT

2

STORIES

5

ROOMS

VALUATION

\$558K

\$537K low

\$579K high

Last Sale

\$74,000 · Sep 14, 1999

Est. Owner Equity

\$457,082

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$3,193 (2025)
Assessed Value	\$269,113
Previous Assessed	\$269,113

PROPERTY FACTS

Property Type	Single Family Residence
County	Sonoma
Lot (acres)	0.11
Construction	Wood (Unspecified)
Heating	None
Cooling	Yes
Pool	No

CLIMATE RISK

53
FLOOD

51
WILDFIRE

27
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 30, 2017	Quitclaim	Quit Claim Transfer			\$101K
Mar 10, 2016	Non-arms-length	Grant Deed	\$57,500	\$42	
Mar 21, 2013	Quitclaim	Quit Claim Transfer	\$106,364	\$78	
Sep 14, 1999	Resale	Grant Deed	\$74,000	\$55	\$140K
Aug 2, 1994	Resale	Grant Deed	\$160,000	\$118	\$148K
Nov 2, 1989	Non-arms-length	Grant Deed	\$35,000	\$26	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roseland Elementary School	Elementary	KG–6	0.4 mi
Santa Rosa Middle School	Middle	7–8	1.6 mi
Elsie Allen High School	High	9–12	1.8 mi

District: Santa Rosa 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 95401

81 CRIME INDEX	83 AIR POLLUTION	37,940 POPULATION	\$88K MEDIAN IN-COME	58°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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