

Single Family Residence **RESIDENTIAL**

2821 ROGUE RIVER CIR

WEST SACRAMENTO, CA 95691

\$682,921 TopHap Estimate · \$254 / ft² · confidence 94 · as of Jul 14, 2026



5
BEDS

2.5
BATHS

2,691 ft²
LIVING AREA

3,920 ft²
LOT SIZE

2005
YEAR BUILT

2
STORIES

8
ROOMS

2
PARKING

VALUATION

\$683K

\$643K low

\$723K high

Last Sale

\$685,000 · May 4, 2026

Est. Owner Equity

\$134,921

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$9,293 (2025)
Assessed Value	\$651,403
Previous Assessed	\$638,632

PROPERTY FACTS

Property Type	Single Family Residence
County	YOLO
Lot (acres)	0.09
Roof	Concrete
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 5 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 25, 2026	Resale	Grant Deed	\$685,000	\$255	\$548K
Jun 9, 2021	Resale	Grant Deed	\$590,000	\$219	\$579K
Jul 10, 2013	Financing	Intrafamily Transfer			\$234K
Jun 11, 2009	Resale	Grant Deed	\$293,000	\$109	\$288K
Mar 17, 2009	Foreclosure sale	Trustees Deed	\$254,139	\$94	
Jun 15, 2006	Quitclaim	Quit Claim Transfer			
Jun 15, 2006	Financing	Intrafamily Transfer			\$83K
Sep 27, 2005	Resale	Grant Deed	\$503,000	\$187	\$402K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River City High School	High	9–12	0.4 mi
Stonegate Elementary School	Elementary	KG–8	0.6 mi

District: Washington Unified 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 95691

79 CRIME INDEX	86 AIR POLLUTION	42,114 POPULATION	\$94K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
--------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------