

Condominium

RESIDENTIAL

8345 ROSETO RD

ROSEVILLE, CA 95678

\$446,161 TopHap Estimate · \$351 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,271 ft²

LIVING AREA

922 ft²

LOT SIZE

2005

YEAR BUILT

2

PARKING

VALUATION

\$446K

\$432K low

\$460K high

Last Sale

\$245,000 · Jan 31, 2014

Est. Owner Equity

\$146,161

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$3,495 (2025)
Assessed Value	\$306,331
Previous Assessed	\$300,325

PROPERTY FACTS

Property Type	Condominium
Style	Cape Cod
County	PLACER
Lot (acres)	0.21
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	59 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 3, 2021	Financing	Intrafamily Transfer			
Jun 3, 2021	Financing	Intrafamily Transfer			\$300K
Jun 9, 2015	Quitclaim	Quit Claim Transfer			
Jan 28, 2014	Resale	Grant Deed	\$245,000	\$193	
Jan 31, 2008	Resale	Grant Deed	\$235,000	\$185	\$212K
May 22, 2007	Non-arms-length	Trustees Deed	\$307,030	\$242	
Dec 21, 2005	Resale	Grant Deed	\$362,500	\$285	\$290K
Jul 13, 2005	Resale	Grant Deed	\$2,512,189	\$1977	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Thomas Jefferson Elementary School	Elementary	KG–5	0.8 mi
Buljan Middle School	Middle	6–8	1.3 mi

Roseville High School	High	9–12	2.6 mi
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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	Absentee owner
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