

Single Family Residence **RESIDENTIAL**

2573 ROSELLE DR

MERCED, CA 95348

\$349,450 TopHap Estimate · \$267 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,309 ft²

LIVING AREA

0.14 ac

LOT SIZE

1992

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$349K

\$334K low

\$365K high

Last Sale

\$310,000 · Sep 22, 2022

Est. Owner Equity

\$109,450

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$3,623 (2025)
Assessed Value	\$322,524
Previous Assessed	\$322,524

PROPERTY FACTS

Property Type	Single Family Residence
County	Merced
Lot (acres)	0.14
Construction	Wood Frame
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 22 ft²

Porch · 22 ft²

CLIMATE RISK

40
FLOOD

45
WILDFIRE

58
HEAT

12
STORM

64
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 19, 2022	Resale	Grant Deed	\$310,000	\$237	\$240K
Jul 26, 2011	Financing	Affidavit Of Death			\$15K
Aug 22, 2007	Quitclaim	Quit Claim Transfer			
Aug 22, 2007	Recorded document	Affidavit Of Death			
Jun 23, 2000	Quitclaim	Quit Claim Transfer			
Oct 7, 1997	Quitclaim	Quit Claim Transfer			
Dec 18, 1992	Resale	Grant Deed	\$89,500	\$68	\$12K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Franklin Elementary School	Elementary	KG–2	0.5 mi
Rudolph Rivera Middle School	Middle	7–8	2.7 mi
Buhach Colony High School	High	9–12	2.8 mi

District: Merced 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 95348

113 CRIME INDEX	86 AIR POLLUTION	36,148 POPULATION	\$67K MEDIAN IN-COME	62°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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