

Single Family Residence

RESIDENTIAL

7950 ROSEVIEW WAY

SACRAMENTO, CA 95828

\$481,248 TopHap Estimate · \$382 / ft² · confidence 91 · as of Jul 14, 2026

3

BEDS

2

BATHS

1,261 ft²

LIVING AREA

0.15 ac

LOT SIZE

2003

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$481K

\$437K low

\$525K high

Last Sale

\$480,000 · May 11, 2026

Est. Owner Equity

\$97,248

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax

\$4,596 (2025)

Assessed Value

\$425,982

Previous Assessed

\$417,630

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.15
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

25 FLOOD	70 WILDFIRE	49 HEAT	40 STORM	21 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 8, 2026	Non-arms-length	Grant Deed	\$480,000	\$381	\$384K
Jan 12, 2026	Financing	Intrafamily Transfer			
May 13, 2021	Financing	Intrafamily Transfer			\$185K
May 11, 2017	Quitclaim	Quit Claim Transfer			\$193K
Apr 19, 2017	Quitclaim	Quit Claim Transfer			
Dec 8, 2015	Quitclaim	Quit Claim Transfer			
Oct 17, 2015	Recorded document	Grant Deed			
Jun 25, 2014	Resale	Grant Deed	\$240,000	\$190	\$144K
Mar 5, 2009	Resale	Grant Deed	\$172,000	\$136	\$169K
Oct 15, 2008	Non-arms-length	Trustees Deed	\$193,500	\$153	
Aug 8, 2005	Resale	Grant Deed	\$365,000	\$289	\$292K
Aug 8, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Anna Kirchgater Elementary School	Elementary	KG–6	0.2 mi
Florin High School	High	9–12	1.1 mi
James Rutter Middle Schools	Middle	7–8	1.6 mi

District: Elk Grove 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 95828



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

OWNERSHIP

Occupancy	Owner occupied
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