

Single Family Residence **RESIDENTIAL**

2265 RIDGEMERE CIR

ROSEVILLE, CA 95747

\$754,898 TopHap Estimate · \$302 / ft² · confidence 96 · as of Jul 14, 2026



4
BEDS

3
BATHS

2,500 ft²
LIVING AREA

0.16 ac
LOT SIZE

2010
YEAR BUILT

2
PARKING

VALUATION

\$755K

\$723K low

\$787K high

Last Sale

\$400,000 · Oct 22, 2013

Est. Owner Equity

\$338,044

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$6,789 (2025)
Assessed Value	\$539,857
Previous Assessed	\$529,272

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.16
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1
FLOOD

76
WILDFIRE

58
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 17, 2013	Resale	Grant Deed	\$400,000	\$160	\$400K
Mar 17, 2010	Resale	Grant Deed	\$340,000	\$136	\$331K
Nov 10, 2010	Quitclaim	Quit Claim Transfer			
Dec 11, 2009	Quitclaim	Quit Claim Transfer			
Sep 25, 2009	Resale	Grant Deed	\$8,032,750	\$3213	
Jul 9, 2008	Non-arms-length	Trustees Deed	\$8,000,000	\$3200	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Chilton Middle School	Middle	6–8	0.4 mi
West Park High School	High	9–12	0.4 mi
Riego Creek Elementary School	Elementary	KG–5	1.3 mi

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 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K MEDIAN IN-COME	61°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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