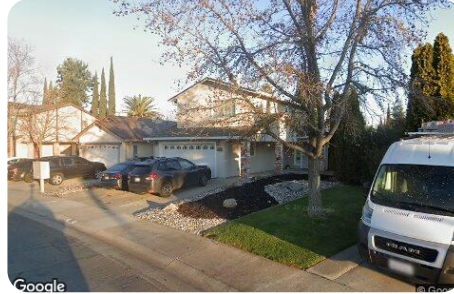


Single Family Residence **RESIDENTIAL**

911 RANCHO ROBLE WAY

SACRAMENTO, CA 95834

\$408,296 TopHap Estimate · \$295 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,385 ft²

LIVING AREA

0.13 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$408K

\$395K low

\$421K high

Last Sale

\$131,000 · Jan 26, 2009

Est. Owner Equity

\$287,140

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$2,379 (2025)
Assessed Value	\$172,053
Previous Assessed	\$168,680

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.13
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

98 FLOOD	60 WILDFIRE	51 HEAT	41 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 25, 2013	Financing	Intrafamily Transfer			\$121K
Jan 2, 2009	Resale	Grant Deed	\$131,000	\$95	\$129K
Aug 14, 2008	Non-arms-length	Trustees Deed	\$119,600	\$86	
Feb 1, 2008	Quitclaim	Quit Claim Transfer			
Feb 27, 2006	Resale	Grant Deed	\$385,000	\$278	\$308K
Jan 11, 2006	Quitclaim	Quit Claim Transfer			
Sep 14, 2005	Quitclaim	Quit Claim Transfer			
Jul 17, 2002	Non-arms-length	Grant Deed	\$170,000	\$123	\$144K
Jan 22, 1998	Quitclaim	Quit Claim Transfer			
Jan 22, 1998	Resale	Trustees Deed	\$98,000	\$71	\$97K

Jul 11, 1997	Recorded document	Grant Deed			
May 8, 1997	Non-arms-length	Trustees Deed	\$114,905	\$83	
Aug 31, 1993	Resale	Grant Deed	\$110,000	\$79	\$110K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Garden Valley Elementary School	Elementary	KG–6	0.3 mi
Rio Terra Junior High School	Middle	7–8	0.5 mi
Grant Union High School	High	9–12	2.5 mi

District: Twin Rivers 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 95834

93 CRIME INDEX	82 AIR POLLUTION	35,771 POPULATION	\$89K 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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