

Single Family Residence **RESIDENTIAL**

# 985 RUSSELL AVE

SANTA ROSA, CA 95403

**\$533,161** TopHap Estimate · \$525 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**1**

BATHS

**1,015 ft<sup>2</sup>**

LIVING AREA

**0.14 ac**

LOT SIZE

**1961**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

## VALUATION

**\$533K**

\$513K low

\$553K high

Last Sale

**\$325,000 · Apr 30, 2013**

Est. Owner Equity

**\$119,866**

Loan-to-Value

**79%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$4,601 (2025) |
| Assessed Value    | \$400,200      |
| Previous Assessed | \$400,200      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Sonoma                  |
| Lot (acres)   | 0.14                    |
| Construction  | Wood (Unspecified)      |
| Heating       | Central                 |
| Cooling       | Yes                     |
| Pool          | No                      |

## CLIMATE RISK

**37**  
FLOOD

**58**  
WILDFIRE

**27**  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE             | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|------------------|---------------------|-----------|--------|--------|
| Apr 24, 2013 | Resale           | Grant Deed          | \$325,000 | \$320  | \$319K |
| Jan 16, 2013 | Resale           | Grant Deed          | \$172,000 | \$169  |        |
| Sep 6, 2012  | Foreclosure sale | Trustees Deed       | \$182,500 | \$180  |        |
| Jun 13, 2007 | Quitclaim        | Quit Claim Transfer |           |        |        |
| Feb 6, 2007  | Quitclaim        | Quit Claim Transfer |           |        |        |
| Aug 8, 2002  | Resale           | Grant Deed          | \$260,000 | \$256  | \$208K |
| Apr 17, 2002 | Quitclaim        | Quit Claim Transfer |           |        | \$35K  |
| Nov 30, 1999 | Quitclaim        | Quit Claim Transfer |           |        | \$15K  |
| Apr 26, 1999 | Resale           | Grant Deed          | \$135,500 | \$133  | \$120K |
| Jun 17, 1994 | Resale           | Grant Deed          | \$106,000 | \$104  | \$79K  |

## ASSIGNED SCHOOLS

| SCHOOL                          | LEVEL      | GRADES | DISTANCE |
|---------------------------------|------------|--------|----------|
| Hilliard Comstock Middle School | Middle     | 7–8    | 1.1 mi   |
| Hidden Valley Elementary School | Elementary | KG–6   | 1.8 mi   |
| Piner High School               | High       | 9–12   | 1.9 mi   |

District: Santa Rosa 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 95403

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>104</b><br>CRIME INDEX | <b>86</b><br>AIR POLLUTION | <b>43,826</b><br>POPULATION | <b>\$97K</b><br>MEDIAN IN-COME | <b>58°F</b><br>AVG TEMP | <b>78%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|