

Single Family Residence **RESIDENTIAL**

11213 PLATTE RIVER CT

RANCHO CORDOVA, CA 95670

\$489,371 TopHap Estimate · \$310 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,579 ft²

LIVING AREA

0.2 ac

LOT SIZE

1978

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$489K

\$463K low

\$516K high

Last Sale

\$275,000 · Nov 10, 2008

Est. Owner Equity

\$198,571

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$4,991 (2025)
Assessed Value	\$383,511
Previous Assessed	\$375,992

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.20
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	Yes

CLIMATE RISK

35
FLOOD

66
WILDFIRE

54
HEAT

45
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 4, 2008	Resale	Grant Deed	\$275,000	\$174	\$271K
Jun 25, 2002	Resale	Grant Deed	\$226,500	\$143	\$223K
Nov 1, 2001	Financing	Grant Deed			\$150K
Jun 25, 1991	Resale	Grant Deed	\$174,000	\$110	\$157K
Oct 19, 1988	Resale	Grant Deed	\$128,000	\$81	\$115K
May 12, 1988	Quitclaim	Quit Claim Transfer			\$70K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
W. E. Mitchell Middle School	Middle	6–8	1.2 mi
Peter J. Shields Elementary School	Elementary	KG–5	2.3 mi
Cordova High School	High	9–12	2.8 mi

District: Folsom-Cordova 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 95670

107 CRIME INDEX	82 AIR POLLUTION	56,631 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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