

Single Family Residence **RESIDENTIAL**

9537 RIVER ROSE WAY

SACRAMENTO, CA 95827

\$556,108 TopHap Estimate · \$301 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,850 ft²

LIVING AREA

0.12 ac

LOT SIZE

2004

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$556K

\$511K low

\$601K high

Last Sale

\$555,000 · Jul 1, 2025

Est. Owner Equity

\$112,108

Loan-to-Value

80%

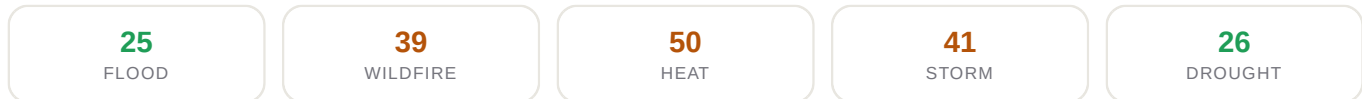
TAX & ASSESSMENT

Property Tax	\$6,136 (2025)
Assessed Value	\$555,000
Previous Assessed	\$517,123

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.12
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 18, 2025	Resale	Grant Deed	\$555,000	\$300	\$444K
Dec 15, 2004	Resale	Grant Deed	\$371,000	\$201	\$297K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
James W. Marshall Elementary School	Elementary	KG–6	0.2 mi
Albert Einstein Middle School	Middle	7–8	0.8 mi
Rosemont High School	High	9–12	1.0 mi

District: Sacramento City 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 95827

107 CRIME INDEX	90 AIR POLLUTION	23,007 POPULATION	\$78K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
---------------------------------------	--	---	--	-------------------------------------	------------------------------------

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

| OWNERSHIP

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