

Single Family Residence **RESIDENTIAL**

9553 RIVER ROSE WAY

SACRAMENTO, CA 95827

\$552,383 TopHap Estimate · \$276 / ft² · confidence 95 · as of Jul 14, 2026



4
BEDS

2
BATHS

2,000 ft²
LIVING AREA

0.13 ac
LOT SIZE

2004
YEAR BUILT

1
STORIES

7
ROOMS

2
PARKING

VALUATION

\$552K

\$527K low

\$578K high

Last Sale

\$382,000 · Nov 24, 2004

Est. Owner Equity

\$334,383

Loan-to-Value

39%

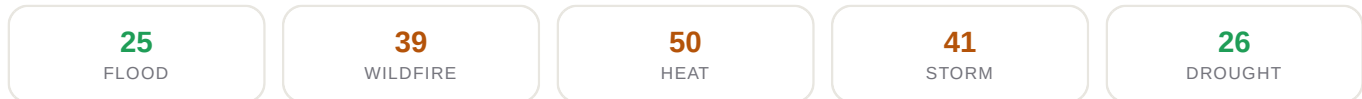
TAX & ASSESSMENT

Property Tax	\$6,386 (2025)
Assessed Value	\$542,773
Previous Assessed	\$532,132

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.13
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
Jul 7, 2016	Quitclaim	Quit Claim Transfer			
Nov 13, 2014	Financing	Affidavit Of Death			\$248K
Nov 24, 2004	Resale	Grant Deed	\$382,000	\$191	\$305K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
James W. Marshall Elementary School	Elementary	KG–6	0.2 mi
Albert Einstein Middle School	Middle	7–8	0.9 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
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
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