

Single Family Residence **RESIDENTIAL**

1327 INDIAN RUNNER DR

ROSEVILLE, CA 95747

\$705,296 TopHap Estimate · \$271 / ft² · confidence 94 · as of Jul 14, 2026



4
BEDS

3
BATHS

2,604 ft²
LIVING AREA

0.14 ac
LOT SIZE

2008
YEAR BUILT

2
PARKING

VALUATION

\$705K

\$666K low

\$744K high

Last Sale

\$347,000 · Apr 30, 2008

Est. Owner Equity

\$0

Loan-to-Value

106%

TAX & ASSESSMENT

Property Tax	\$6,639 (2025)
Assessed Value	\$469,137
Previous Assessed	\$459,939

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

66
WILDFIRE

14
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 7, 2023	Financing	Intrafamily Transfer			
Mar 21, 2017	Quitclaim	Quit Claim Transfer			
Apr 24, 2008	Recorded document	Grant Deed			
Apr 24, 2008	Resale	Grant Deed	\$347,000	\$133	\$312K
Jul 24, 2007	Resale	Grant Deed	\$1,263,272	\$485	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cooley Middle School	Middle	6–8	0.8 mi
Thomas Jefferson Elementary School	Elementary	KG–5	2.4 mi
Roseville High School	High	9–12	3.6 mi

District: Roseville Joint Union High 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 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K 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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