

Single Family Residence **RESIDENTIAL**

# 5747 ROSE BROOK CT

RIVERBANK, CA 95367

**\$473,013** TopHap Estimate · \$313 / ft<sup>2</sup> · confidence 98 · as of Jul 14, 2026



**4**

BEDS

**2**

BATHS

**1,510 ft<sup>2</sup>**

LIVING AREA

**0.19 ac**

LOT SIZE

**1992**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$473K**

\$462K low

\$484K high

Last Sale

**\$277,000 · Mar 21, 2016**

Est. Owner Equity

**\$263,013**

Loan-to-Value

**44%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$5,742 (2025) |
| Assessed Value    | \$327,785      |
| Previous Assessed | \$327,785      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Stanislaus              |
| Lot (acres)   | 0.19                    |
| Construction  | Wood (Unspecified)      |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | Yes                     |

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 10<br>FLOOD | 65<br>WILDFIRE | 50<br>HEAT | 14<br>STORM | 98<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|----------------------|-----------|--------|--------|
| Mar 8, 2016  | Resale    | Grant Deed           | \$277,000 | \$183  | \$210K |
| Sep 8, 2006  | Financing | Intrafamily Transfer |           |        | \$250K |
| Apr 30, 2004 | Resale    | Grant Deed           | \$243,000 | \$161  | \$194K |
| Feb 26, 1992 | Resale    | Grant Deed           | \$124,000 | \$82   | \$135K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Crossroads Elementary School | Elementary | KG–5   | 0.3 mi   |
| James C. Enochs High School  | High       | 9–12   | 2.2 mi   |
| Elizabeth Middle School      | Middle     | 6–8    | 2.8 mi   |

District: Sylvan Union 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 95367

|                                      |                                        |                                         |                                            |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>73</div> <div>CRIME INDEX</div> | <div>84</div> <div>AIR POLLUTION</div> | <div>21,399</div> <div>POPULATION</div> | <div>\$85K</div> <div>MEDIAN IN-COME</div> | <div>61°F</div> <div>AVG TEMP</div> | <div>78%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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