

Single Family Residence **RESIDENTIAL**

39 ROSSIGNOL CIR

SACRAMENTO, CA 95833

\$505,656 TopHap Estimate · \$383 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,320 ft²

LIVING AREA

3,983 ft²

LOT SIZE

2000

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$506K

\$467K low

\$545K high

Last Sale

\$515,000 · Apr 16, 2024

Est. Owner Equity

\$0

Loan-to-Value

107%

TAX & ASSESSMENT

Property Tax	\$6,343 (2025)
Assessed Value	\$535,806
Previous Assessed	\$525,300

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.09
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

92
FLOOD

74
WILDFIRE

51
HEAT

40
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
Apr 4, 2024	Resale	Grant Deed	\$515,000	\$390	\$532K
Mar 18, 2020	Non-arms-length	Grant Deed	\$375,000	\$284	\$346K
Aug 26, 2013	Quitclaim	Quit Claim Transfer			
Feb 22, 2006	Resale	Grant Deed	\$380,000	\$288	\$342K
Mar 28, 2000	Resale	Grant Deed	\$187,000	\$142	\$150K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Two Rivers Elementary School	Elementary	KG–5	0.8 mi
Natomas High School	High	9–12	1.7 mi
Natomas Middle School	Middle	6–8	3.4 mi

District: Natomas 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 95833

98 CRIME INDEX	82 AIR POLLUTION	39,879 POPULATION	\$85K 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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