

Single Family Residence **RESIDENTIAL**

3073 RADIANT WAY

ROSEVILLE, CA 95747

\$702,700 TopHap Estimate · \$278 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,527 ft²

LIVING AREA

0.14 ac

LOT SIZE

2018

YEAR BUILT

2

PARKING

VALUATION

\$703K

\$678K low

\$727K high

Last Sale

\$452,500 · Apr 11, 2018

Est. Owner Equity

\$384,747

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$8,523 (2025)
Assessed Value	\$524,909
Previous Assessed	\$514,618

PROPERTY FACTS

Property Type	Single Family Residence
County	PLACER
Lot (acres)	0.14
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	81 WILDFIRE	14 DROUGHT
------------	----------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 16, 2018	Resale	Grant Deed	\$452,500	\$179	\$328K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Chilton Middle School	Middle	6–8	0.5 mi
Westbrook Elementary School	Elementary	KG–5	0.7 mi
West Park High School	High	9–12	0.9 mi

District: Roseville City 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 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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