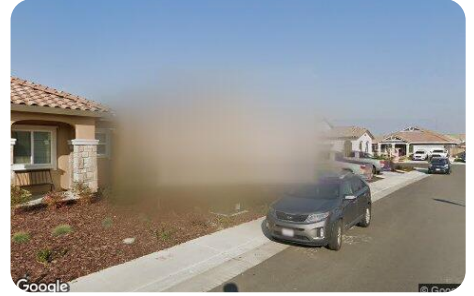


Single Family Residence **RESIDENTIAL**

3209 RADIANT WAY

ROSEVILLE, CA 95747

\$689,196 TopHap Estimate · \$297 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,317 ft²

LIVING AREA

0.16 ac

LOT SIZE

2018

YEAR BUILT

2

PARKING

VALUATION

\$689K

\$647K low

\$732K high

Last Sale

\$472,500 · Sep 12, 2018

Est. Owner Equity

\$467,001

Loan-to-Value

33%

TAX & ASSESSMENT

Property Tax	\$9,133 (2025)
Assessed Value	\$575,755
Previous Assessed	\$564,467

PROPERTY FACTS

Property Type	Single Family Residence
County	PLACER
Lot (acres)	0.16
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	In-Ground Pool

CLIMATE RISK

1 FLOOD	80 WILDFIRE	56 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 9, 2025	Financing	Intrafamily Transfer			
Jun 9, 2025	Financing	Affidavit Of Death Of Joint Tenant			
Aug 30, 2018	Resale	Grant Deed	\$472,500	\$204	\$222K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Chilton Middle School	Middle	6–8	0.4 mi
West Park High School	High	9–12	0.8 mi
Westbrook Elementary School	Elementary	KG–5	3.4 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.

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 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.

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 OWNERSHIP

Occupancy	Absentee owner
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