

Single Family Residence **RESIDENTIAL**

2129 ARBOR RIDGE DR

ROSEVILLE, CA 95747

\$1,052,491 TopHap Estimate · \$275 / ft² · confidence 96 · as of Jul 14, 2026



5
BEDS

5
BATHS

3,822 ft²
LIVING AREA

2024
YEAR BUILT

2
PARKING

VALUATION

\$1.1M

\$1M low

\$1.1M high

Last Sale

\$1,044,500 · Jan 17, 2024

Est. Owner Equity

\$426,327

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$14,865 (2025)
Assessed Value	\$1,086,347
Previous Assessed	\$1,065,047

PROPERTY FACTS

Property Type	Single Family Residence
County	PLACER
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

10
FLOOD

79
WILDFIRE

57
HEAT

46
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 11, 2025	Financing	Intrafamily Transfer			
Jan 9, 2024	Resale	Grant Deed	\$1,044,500	\$273	\$626K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wilson C. Riles Middle School	Middle	7–8	2.1 mi
Rex Fortune Elementary School	Elementary	KG–6	2.5 mi
Center High School	High	9–12	3.0 mi

District: Center Joint 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 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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