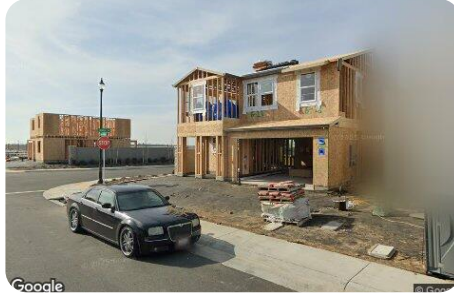


Single Family Residence **RESIDENTIAL**

2009 LAKE RANGE WAY

ROSEVILLE, CA 95747

\$562,690 TopHap Estimate · \$279 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,018 ft²

LIVING AREA

2022

YEAR BUILT

2

PARKING

VALUATION

\$563K

\$535K low

\$591K high

Last Sale

\$478,000 · May 23, 2023

Est. Owner Equity

\$108,590

Loan-to-Value

81%

TAX & ASSESSMENT

Property Tax	\$8,829 (2025)
Assessed Value	\$507,257
Previous Assessed	\$497,311

PROPERTY FACTS

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

CLIMATE RISK

1
FLOOD

83
WILDFIRE

56
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 1, 2023	Resale	Grant Deed	\$478,000	\$237	\$454K
Oct 7, 2022	Resale	Grant Deed	\$3,056,500	\$1515	
Jul 11, 2022	Financing	Correction Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rex Fortune Elementary School	Elementary	KG–6	0.8 mi
Wilson C. Riles Middle School	Middle	7–8	2.4 mi
Center High School	High	9–12	2.6 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	Owner occupied
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