

Duplex (2 Units, Any Combination) **RESIDENTIAL**

1184 BLUE RANGE WAY

ROSEVILLE, CA 95747

\$791,138 TopHap Estimate · \$222 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

3,569 ft²

LIVING AREA

2023

YEAR BUILT

2

PARKING

VALUATION

\$791K

\$748K low

\$835K high

Last Sale

\$756,000 · Sep 5, 2023

Est. Owner Equity

\$791,138

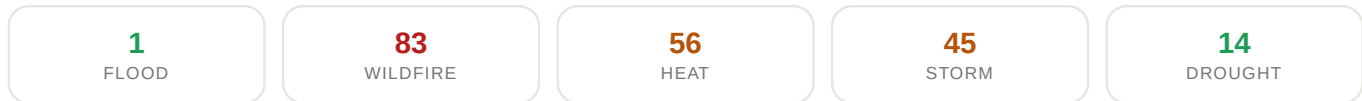
TAX & ASSESSMENT

Property Tax	\$12,683 (2025)
Assessed Value	\$898,542
Previous Assessed	\$771,120

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Duplex Single
County	PLACER
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 4, 2023	Resale	Grant Deed	\$756,000	\$212	
Jan 6, 2023	Resale	Grant Deed	\$3,056,500	\$856	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rex Fortune Elementary School	Elementary	KG–6	0.5 mi
Wilson C. Riles Middle School	Middle	7–8	2.6 mi
Center High School	High	9–12	2.7 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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