

Single Family Residence **RESIDENTIAL**

12717 ROSEDALE CT

SANTA ROSA VALLEY, CA 93012

\$1,854,667 TopHap Estimate · \$695 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,668 ft²

LIVING AREA

1.43 ac

LOT SIZE

1988

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$1.9M

\$1.8M low

\$1.9M high

Last Sale

\$1,075,000 · Jul 31, 2015

Est. Owner Equity

\$956,467

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$15,136 (2025)
Assessed Value	\$1,397,701
Previous Assessed	\$1,370,296

PROPERTY FACTS

Property Type	Single Family Residence
County	VENTURA
Fireplace	Yes
Pool	Yes

Patio · 288 ft²

CLIMATE RISK

100
FLOOD

72
WILDFIRE

38
HEAT

27
STORM

85
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 31, 2025	Financing	Intrafamily Transfer			
Jul 9, 2015	Resale	Grant Deed	\$1,075,000	\$403	\$860K
Jan 28, 2015	Quitclaim	Quit Claim Transfer			
Jan 28, 2015	Quitclaim	Quit Claim Transfer			
Jan 16, 2008	Quitclaim	Quit Claim Transfer			
Jan 15, 2008	Quitclaim	Quit Claim Transfer			
Dec 18, 2001	Quitclaim	Quit Claim Transfer			
May 18, 2001	Recorded document	Grant Deed			
May 10, 2001	Recorded document	Grant Deed			
Nov 24, 1999	Quitclaim	Quit Claim Transfer			
Jun 16, 1999	Resale	Grant Deed	\$545,000	\$204	\$336K
May 31, 1991	Resale	Grant Deed	\$420,000	\$157	\$336K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Santa Rosa Technology Magnet School	Elementary	KG–8	0.2 mi
Adolfo Camarillo High School	High	9–12	7.4 mi

District: Oxnard Union High 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 93012

95 CRIME INDEX	109 AIR POLLUTION	39,175 POPULATION	\$122K MEDIAN IN-COME	61°F AVG TEMP	73% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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