

Single Family Residence **RESIDENTIAL**

2669 ROGUE RIVER CIR

WEST SACRAMENTO, CA 95691

\$746,859 TopHap Estimate · \$278 / ft² · confidence 92 · as of Jul 14, 2026



5
BEDS

2.5
BATHS

2,691 ft²
LIVING AREA

3,920 ft²
LOT SIZE

2004
YEAR BUILT

2
STORIES

8
ROOMS

2
PARKING

VALUATION

\$747K

\$684K low

\$809K high

Last Sale

\$405,000 · Dec 23, 2004

Est. Owner Equity

\$241,859

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$8,429 (2025)
Assessed Value	\$575,648
Previous Assessed	\$564,362

PROPERTY FACTS

Property Type	Single Family Residence
County	YOLO
Lot (acres)	0.09
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 9, 2005	Financing	Intrafamily Transfer			\$368K
Jun 30, 2005	Resale	Grant Deed	\$473,500	\$176	\$378K
Dec 23, 2004	Resale	Grant Deed	\$405,000	\$151	\$324K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stonegate Elementary School	Elementary	KG–8	0.5 mi
River City High School	High	9–12	0.5 mi

District: Washington 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 95691

79 CRIME INDEX	86 AIR POLLUTION	42,114 POPULATION	\$94K 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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