

Single Family Residence

RESIDENTIAL

3104 ROSEMONT DR

SACRAMENTO, CA 95826

\$454,863 TopHap Estimate · \$319 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,428 ft²
LIVING AREA

0.14 ac
LOT SIZE

1974

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$455K

\$439K low

\$471K high

Last Sale

\$430,000 · Feb 17, 2021

Est. Owner Equity

\$42,613

Loan-to-Value

86%

TAX & ASSESSMENT

Property Tax	\$5,568 (2025)
Assessed Value	\$474,751
Previous Assessed	\$465,443

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.14
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

56
FLOOD

59
WILDFIRE

49
HEAT

41
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 9, 2021	Resale	Grant Deed	\$430,000	\$301	\$412K
Sep 19, 2019	Resale	Grant Deed	\$350,000	\$245	\$340K
Sep 19, 2019	Quitclaim	Quit Claim Transfer			
Mar 18, 2004	Resale	Grant Deed	\$229,000	\$160	\$172K
Aug 28, 1997	Resale	Grant Deed	\$114,500	\$80	\$209K
Dec 13, 1996	Resale	Grant Deed	\$79,000	\$55	
Jul 26, 1996	Resale	Trustees Deed	\$78,039	\$55	
Nov 22, 1994	Recorded document	Grant Deed			
May 20, 1994	Non-arms-length	Trustees Deed	\$95,027	\$67	
May 20, 1994	Recorded document	Trustees Deed			
May 8, 1991	Resale	Grant Deed	\$144,000	\$101	\$147K

Dec 4, 1990 Quitclaim Quit Claim Transfer \$103K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Albert Einstein Middle School	Middle	7–8	0.4 mi
James W. Marshall Elementary School	Elementary	KG–6	0.6 mi
Rosemont High School	High	9–12	0.9 mi

District: Sacramento City 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 95826

112 CRIME INDEX	90 AIR POLLUTION	43,134 POPULATION	\$77K 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