

Single Family Residence **RESIDENTIAL**

32 ROSSIGNOL CIR

SACRAMENTO, CA 95833

\$522,399 TopHap Estimate · \$360 / ft² · confidence 96 · as of Jul 14, 2026



2
BEDS

2.5
BATHS

1,450 ft²
LIVING AREA

0.1 ac
LOT SIZE

2000
YEAR BUILT

2
STORIES

5
ROOMS

2
PARKING

VALUATION

\$522K

\$499K low

\$545K high

Last Sale

\$168,000 · Aug 10, 2011

Est. Owner Equity

\$236,991

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$2,816 (2025)
Assessed Value	\$215,226
Previous Assessed	\$211,007

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.10
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

93 FLOOD	53 WILDFIRE	51 HEAT	40 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 2, 2024	Financing	Intrafamily Transfer			
Nov 13, 2017	Quitclaim	Quit Claim Transfer			\$285K
Jun 16, 2011	Resale	Grant Deed	\$168,000	\$116	\$164K
Nov 22, 2010	Foreclosure sale	Trustees Deed	\$285,180	\$197	
Jul 9, 2004	Resale	Grant Deed	\$335,000	\$231	\$272K
May 18, 2000	Resale	Grant Deed	\$187,500	\$129	\$150K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Two Rivers Elementary School	Elementary	KG–5	0.8 mi
Natomas High School	High	9–12	1.6 mi
Natomas Middle School	Middle	6–8	3.4 mi

District: Natomas 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 95833

98 CRIME INDEX	82 AIR POLLUTION	39,879 POPULATION	\$85K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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