

Single Family Residence **RESIDENTIAL**

11130 UTOPIA RIVER CT

RANCHO CORDOVA, CA 95670

\$543,779 TopHap Estimate · \$271 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,006 ft²

LIVING AREA

0.18 ac

LOT SIZE

1980

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$544K

\$511K low

\$576K high

Last Sale

\$430,000 · May 28, 2019

Est. Owner Equity

\$197,779

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax	\$6,325 (2025)
Assessed Value	\$489,262
Previous Assessed	\$479,669

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.17
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Spa/Hot Tub (Only)

CLIMATE RISK

49
FLOOD

61
WILDFIRE

53
HEAT

44
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
May 23, 2019	Resale	Grant Deed	\$430,000	\$214	\$344K
May 11, 2006	Recorded document	Grant Deed			
May 11, 2006	Financing	Intrafamily Transfer			\$359K
Jun 11, 2004	Recorded document	Grant Deed			
Mar 30, 2004	Resale	Grant Deed	\$325,000	\$162	\$260K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
W. E. Mitchell Middle School	Middle	6–8	0.9 mi
Peter J. Shields Elementary School	Elementary	KG–5	2.0 mi
Cordova High School	High	9–12	2.5 mi

District: Folsom-Cordova 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 95670

107 CRIME INDEX	82 AIR POLLUTION	56,631 POPULATION	\$89K 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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