

Single Family Residence **RESIDENTIAL**

11201 PLATTE RIVER CT

RANCHO CORDOVA, CA 95670

\$549,247 TopHap Estimate · \$274 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,006 ft²

LIVING AREA

0.19 ac

LOT SIZE

1978

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$549K

\$525K low

\$573K high

Last Sale

\$364,000 · Jul 30, 2004

Est. Owner Equity

\$0

Loan-to-Value

102%

TAX & ASSESSMENT

Property Tax	\$6,686 (2025)
Assessed Value	\$517,511
Previous Assessed	\$507,365

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.19
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

41
FLOOD

61
WILDFIRE

54
HEAT

45
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
Jul 30, 2004	Non-arms-length	Grant Deed	\$364,000	\$181	\$291K
Jul 30, 2004	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
W. E. Mitchell Middle School	Middle	6–8	1.1 mi
Peter J. Shields Elementary School	Elementary	KG–5	2.2 mi
Cordova High School	High	9–12	2.8 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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