

Single Family Residence **RESIDENTIAL**

9416 ROSEPORT WAY

SACRAMENTO, CA 95826

\$454,471 TopHap Estimate · \$193 / ft² · confidence 96 · as of Jul 14, 2026



5

BEDS

3.5

BATHS

2,356 ft²

LIVING AREA

0.14 ac

LOT SIZE

1980

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$454K

\$435K low

\$474K high

Last Sale

\$293,000 · May 23, 2014

Est. Owner Equity

\$179,948

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$4,193 (2025)
Assessed Value	\$366,348
Previous Assessed	\$359,165

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.14
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

31 FLOOD	46 WILDFIRE	49 HEAT	41 STORM	26 DROUGHT
-------------	----------------	------------	-------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 20, 2014	Resale	Grant Deed	\$293,000	\$124	\$288K
Oct 30, 2013	Resale	Grant Deed	\$230,000	\$98	
Apr 18, 2013	Recorded document	Grant Deed			
Apr 18, 2013	Recorded document	Affidavit Of Death			
Apr 18, 2013	Resale	Grant Deed	\$90,000	\$38	
Apr 12, 1999	Quitclaim	Quit Claim Transfer			
Feb 4, 1999	Quitclaim	Quit Claim Transfer			\$79K
Oct 28, 1991	Quitclaim	Quit Claim Transfer			\$23K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rosemont High School	High	9–12	0.3 mi
Albert Einstein Middle School	Middle	7–8	0.5 mi
Golden Empire Elementary School	Elementary	KG–6	1.0 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
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------