

Single Family Residence **RESIDENTIAL**

9440 ROSEPORT WAY

SACRAMENTO, CA 95826

\$469,736 TopHap Estimate · \$324 / ft² · confidence 96 · as of Jul 14, 2026



4
BEDS

2
BATHS

1,450 ft²
LIVING AREA

0.15 ac
LOT SIZE

1980
YEAR BUILT

1
STORIES

7
ROOMS

2
PARKING

VALUATION

\$470K

\$450K low

\$489K high

Last Sale

\$465,000 · Jun 27, 2022

Est. Owner Equity

\$97,736

Loan-to-Value

75%

TAX & ASSESSMENT

Property Tax	\$5,825 (2025)
Assessed Value	\$503,328
Previous Assessed	\$493,460

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.15
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	Yes

CLIMATE RISK

10
FLOOD

44
WILDFIRE

49
HEAT

41
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 23, 2022	Resale	Grant Deed	\$465,000	\$321	\$372K
May 1, 2020	Quitclaim	Quit Claim Transfer			\$220K
Sep 19, 2014	Financing	Grant Deed			\$200K
Jun 23, 2008	Resale	Grant Deed	\$199,500	\$138	\$6K
Apr 24, 2008	Non-arms-length	Trustees Deed	\$170,000	\$117	
Aug 4, 2003	Resale	Grant Deed	\$242,000	\$167	\$206K
Aug 7, 1998	Resale	Grant Deed	\$106,000	\$73	\$108K
May 23, 1990	Resale	Grant Deed	\$124,000	\$86	\$99K

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	1.1 mi
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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
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