

Single Family Residence w/ ADU

RESIDENTIAL

2228 ROWE DR

SANTA ROSA, CA 95403

\$678,454 TopHap Estimate · \$451 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,506 ft²

LIVING AREA

0.21 ac

LOT SIZE

1953

YEAR BUILT

1

STORIES

7

ROOMS

1

PARKING

VALUATION

\$678K

\$651K low

\$706K high

Est. Owner Equity

\$243,454

Loan-to-Value

61%

TAX & ASSESSMENT

Property Tax	\$8,176 (2025)
Assessed Value	\$712,229
Previous Assessed	\$712,229

PROPERTY FACTS

Property Type	Single Family Residence w/ ADU
County	Sonoma
Lot (acres)	0.21
Construction	Wood (Unspecified)
Heating	Floor/Wall Furnace
Cooling	Yes
Fireplace	Yes
Pool	No

CLIMATE RISK

58
FLOOD

57
WILDFIRE

27
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 10, 2021	Financing	Intrafamily Transfer			
Apr 19, 2018	Quitclaim	Quit Claim Transfer			
May 21, 2015	Quitclaim	Quit Claim Transfer			\$435K
Feb 13, 2015	Quitclaim	Quit Claim Transfer			
Feb 10, 2003	Financing	Grant Deed			\$310K
Feb 10, 2003	Quitclaim	Quit Claim Transfer			
Dec 28, 1994	Quitclaim	Quit Claim Transfer			
Apr 1, 1991	Resale	Grant Deed	\$204,000	\$135	\$163K
Nov 16, 1990	Resale	Grant Deed	\$154,000	\$102	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Steele Lane Elementary School	Elementary	KG–6	0.2 mi
Santa Rosa High School	High	9–12	0.7 mi
Santa Rosa Middle School	Middle	7–8	1.3 mi

District: Santa Rosa High 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 95403

104 CRIME INDEX	86 AIR POLLUTION	43,826 POPULATION	\$97K MEDIAN IN-COME	58°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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