

Single Family Residence

RESIDENTIAL

8949 RISING MIST WAY

ROSEVILLE, CA 95747

\$617,625 TopHap Estimate · \$314 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,966 ft²

LIVING AREA

0.1 ac

LOT SIZE

2001

YEAR BUILT

2

PARKING

VALUATION

\$618K

\$591K low

\$645K high

Last Sale

\$472,500 · May 24, 2019

Est. Owner Equity

\$271,625

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$5,757 (2025)
Assessed Value	\$537,617
Previous Assessed	\$527,077

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.10
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	58 WILDFIRE	59 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 21, 2019	Resale	Grant Deed	\$472,500	\$240	\$354K
Nov 1, 2018	Quitclaim	Quit Claim Transfer			
Sep 12, 2017	Resale	Grant Deed	\$421,000	\$214	
Nov 1, 2012	Resale	Grant Deed	\$305,000	\$155	
Sep 9, 2003	Resale	Grant Deed	\$337,000	\$171	\$270K
Feb 15, 2001	Resale	Grant Deed	\$242,500	\$123	\$218K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cooley Middle School	Middle	6–8	0.3 mi
Blue Oaks Elementary School	Elementary	KG–5	0.4 mi
Woodcreek High School	High	9–12	1.9 mi

District: Roseville City Elementary 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 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K MEDIAN IN-COME	61°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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