

Single Family Residence **RESIDENTIAL**

1328 RIDGECREST WAY

ROSEVILLE, CA 95661

\$715,718 TopHap Estimate · \$359 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,993 ft²

LIVING AREA

0.27 ac

LOT SIZE

1984

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$716K

\$674K low

\$757K high

Last Sale

\$365,000 · Jun 27, 2003

Est. Owner Equity

\$715,718

TAX & ASSESSMENT

Property Tax	\$5,408 (2025)
Assessed Value	\$539,193
Previous Assessed	\$528,621

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.27
Construction	Frame (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	61 WILDFIRE	59 HEAT	45 STORM	26 DROUGHT
-------------------	-----------------------	-------------------	--------------------	----------------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 18, 2011	Recorded document	Grant Deed			
Feb 26, 2008	Quitclaim	Quit Claim Transfer			
Jun 27, 2003	Recorded document	Grant Deed			
Jun 27, 2003	Resale	Grant Deed	\$365,000	\$183	\$100K
Sep 6, 2000	Resale	Grant Deed	\$270,000	\$135	\$150K
Dec 2, 1996	Quitclaim	Quit Claim Transfer			\$160K
May 7, 1991	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
George Sargeant Elementary School	Elementary	KG–5	0.4 mi
Oakmont High School	High	9–12	1.3 mi
Eich Middle School	Middle	6–8	1.7 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 95661

67 CRIME INDEX	84 AIR POLLUTION	35,720 POPULATION	\$109K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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