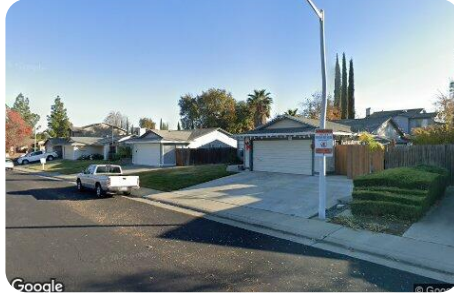
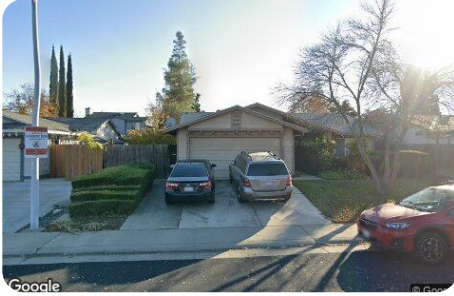


Single Family Residence **RESIDENTIAL**

1354 RIDGERUN DR

ROSEVILLE, CA 95747

\$484,708 TopHap Estimate · \$394 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,231 ft²

LIVING AREA

0.14 ac

LOT SIZE

1989

YEAR BUILT

2

PARKING

VALUATION

\$485K

\$451K low

\$519K high

Last Sale

\$239,000 · May 19, 2003

Est. Owner Equity

\$243,508

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$3,613 (2025)
Assessed Value	\$353,049
Previous Assessed	\$346,128

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	68 WILDFIRE	58 HEAT	46 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 15, 2017	Quitclaim	Quit Claim Transfer			
Aug 6, 2011	Quitclaim	Quit Claim Transfer			
May 19, 2003	Quitclaim	Quit Claim Transfer			
May 19, 2003	Resale	Grant Deed	\$239,000	\$194	\$191K
Mar 29, 1996	Resale	Grant Deed	\$124,000	\$101	\$123K
Apr 14, 1989	Resale	Grant Deed	\$96,000	\$78	\$96K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Heritage Oak Elementary School	Elementary	KG–5	0.3 mi
Silverado Middle School	Middle	6–8	0.8 mi
Woodcreek High School	High	9–12	1.3 mi

District: Roseville Joint Union 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 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	Owner occupied
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