

Single Family Residence **RESIDENTIAL**

8960 ROSEWOOD DR

SACRAMENTO, CA 95826

\$367,837 TopHap Estimate · \$375 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

1

BATHS

980 ft²

LIVING AREA

0.16 ac

LOT SIZE

1958

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$368K

\$358K low

\$377K high

Last Sale

\$170,000 · Dec 8, 2014

Est. Owner Equity

\$244,737

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$2,545 (2025)
Assessed Value	\$208,392
Previous Assessed	\$204,307

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.16
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Pool	No

CLIMATE RISK

10
FLOOD

41
WILDFIRE

49
HEAT

41
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 3, 2014	Non-arms-length	Grant Deed	\$170,000	\$173	\$136K
Feb 8, 2011	Resale	Grant Deed	\$77,000	\$79	\$75K
Oct 12, 2010	Foreclosure sale	Trustees Deed	\$96,167	\$98	
Jun 21, 2006	Quitclaim	Quit Claim Transfer			\$186K
Nov 17, 2003	Resale	Grant Deed	\$170,000	\$173	\$136K
Sep 2, 2003	Quitclaim	Quit Claim Transfer			
Jun 15, 2001	Resale	Grant Deed	\$145,000	\$148	\$134K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sequoia Elementary School	Elementary	KG–6	0.3 mi
Albert Einstein Middle School	Middle	7–8	0.9 mi

Rosemont High School	High	9–12	1.5 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	Absentee owner
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