

Single Family Residence **RESIDENTIAL**

2400 RIDGESIDE CT

ROSEVILLE, CA 95661

\$846,279 TopHap Estimate · \$421 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,009 ft²

LIVING AREA

0.33 ac

LOT SIZE

1985

YEAR BUILT

2

PARKING

VALUATION

\$846K

\$805K low

\$887K high

Last Sale

\$385,000 · Dec 26, 2003

Est. Owner Equity

\$438,279

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$5,698 (2025)
Assessed Value	\$567,882
Previous Assessed	\$556,748

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.33
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1
FLOOD

45
WILDFIRE

59
HEAT

45
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 12, 2025	Financing	Intrafamily Transfer			
Feb 2, 2011	Quitclaim	Quit Claim Transfer			
Dec 26, 2003	Resale	Grant Deed	\$385,000	\$192	\$308K
May 6, 2003	Quitclaim	Quit Claim Transfer			
Apr 20, 2001	Resale	Grant Deed	\$345,000	\$172	\$275K
May 31, 1990	Resale	Grant Deed	\$251,500	\$125	\$186K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
George Sargeant Elementary School	Elementary	KG–5	0.3 mi
Oakmont High School	High	9–12	1.3 mi
Eich Middle School	Middle	6–8	1.6 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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