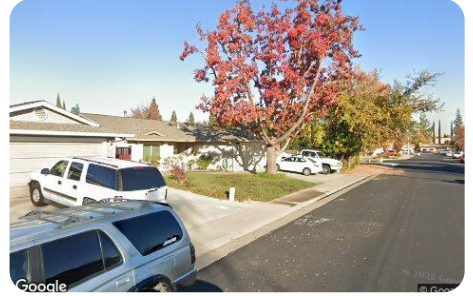


Single Family Residence **RESIDENTIAL**

1347 RIDGERUN DR

ROSEVILLE, CA 95747

\$575,926 TopHap Estimate · \$351 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,643 ft²

LIVING AREA

0.14 ac

LOT SIZE

1989

YEAR BUILT

2

PARKING

VALUATION

\$576K

\$556K low

\$595K high

Last Sale

\$254,090 · Aug 26, 2002

Est. Owner Equity

\$0

Loan-to-Value

125%

TAX & ASSESSMENT

Property Tax	\$3,779 (2025)
Assessed Value	\$361,914
Previous Assessed	\$354,818

PROPERTY FACTS

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

CLIMATE RISK

1
FLOOD

66
WILDFIRE

58
HEAT

46
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 8, 2021	Financing	Intrafamily Transfer			
Sep 11, 2019	Financing	Intrafamily Transfer			\$340K
Sep 11, 2018	Quitclaim	Quit Claim Transfer			\$340K
Mar 21, 2005	Quitclaim	Quit Claim Transfer			\$273K
Aug 26, 2002	Quitclaim	Quit Claim Transfer			\$196K
Aug 26, 2002	Resale	Grant Deed	\$254,091	\$155	
Jul 13, 2000	Resale	Grant Deed	\$195,000	\$119	\$201K
Apr 17, 1998	Resale	Grant Deed	\$145,000	\$88	\$142K
Mar 9, 1990	Resale	Trustees Deed	\$169,000	\$103	
Mar 9, 1990	Resale	Trustees Deed	\$169,000	\$103	\$106K
Jul 26, 1989	Resale	Grant Deed	\$140,000	\$85	\$70K

Apr 4, 1989	Resale	Grant Deed	\$104,500	\$64	\$83K
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ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Heritage Oak Elementary School	Elementary	KG–5	0.2 mi
Silverado Middle School	Middle	6–8	0.7 mi
Woodcreek High School	High	9–12	1.2 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	Absentee owner
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