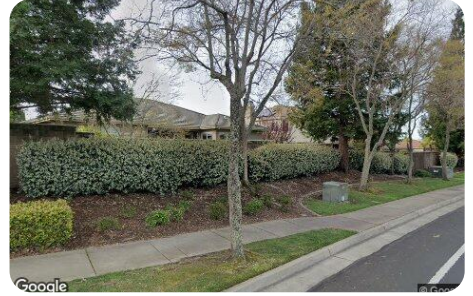
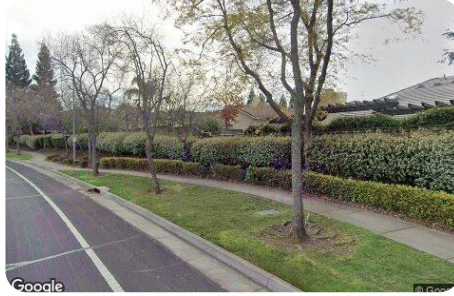


Single Family Residence **RESIDENTIAL**

1516 VISTA RIDGE WAY

ROSEVILLE, CA 95661

\$1,228,750 TopHap Estimate · \$304 / ft² · confidence 92 · as of Jun 23, 2026



5
BEDS

3.5
BATHS

4,038 ft²
LIVING AREA

0.27 ac
LOT SIZE

2002
YEAR BUILT

2
PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.3M high

Last Sale

\$829,000 · Oct 31, 2018

Est. Owner Equity

\$482,650

Loan-to-Value

61%

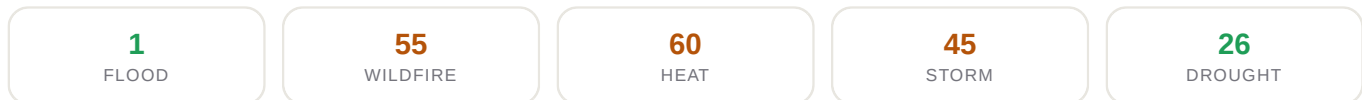
TAX & ASSESSMENT

Property Tax	\$11,366 (2025)
Assessed Value	\$943,253
Previous Assessed	\$924,759

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.27
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 29, 2019	Quitclaim	Quit Claim Transfer			
Oct 30, 2018	Resale	Grant Deed	\$829,000	\$205	\$746K
Jan 30, 2014	Quitclaim	Quit Claim Transfer			
Sep 6, 2002	Resale	Grant Deed	\$560,000	\$139	\$400K
Oct 16, 2001	Resale	Grant Deed	\$1,461,000	\$362	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stoneridge Elementary School	Elementary	KG–5	0.5 mi
Eich Middle School	Middle	6–8	1.7 mi
Oakmont High School	High	9–12	2.1 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	Absentee owner
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