

Single Family Residence **RESIDENTIAL**

7924 ROSSWOOD DR

CITRUS HEIGHTS, CA 95621

\$411,194 TopHap Estimate · \$357 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,152 ft²

LIVING AREA

0.17 ac

LOT SIZE

1958

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$411K

\$387K low

\$435K high

Last Sale

\$155,000 · Sep 5, 2001

Est. Owner Equity

\$106,194

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax	\$2,663 (2025)
Assessed Value	\$233,532
Previous Assessed	\$228,954

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.17
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

37
FLOOD

57
WILDFIRE

56
HEAT

46
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 18, 2023	Financing	Intrafamily Transfer			
Feb 19, 2015	Quitclaim	Quit Claim Transfer			
Dec 19, 2007	Quitclaim	Quit Claim Transfer			
Mar 13, 2006	Quitclaim	Quit Claim Transfer			\$272K
Sep 5, 2001	Resale	Grant Deed	\$155,000	\$135	\$153K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Grand Oaks Elementary School	Elementary	EE–5	0.1 mi
Mesa Verde High School	High	9–12	0.7 mi
Sylvan Middle School	Middle	6–8	1.2 mi

District: San Juan 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 95621

98 CRIME INDEX	81 AIR POLLUTION	41,087 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	Owner occupied
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