

Single Family Residence **RESIDENTIAL**

216 TAIL RACE CT

ROSEVILLE, CA 95747

\$1,081,104 TopHap Estimate · \$349 / ft² · confidence 98 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

3,098 ft²

LIVING AREA

0.37 ac

LOT SIZE

2001

YEAR BUILT

2

PARKING

VALUATION

\$1.1M

\$1.1M low

\$1.1M high

Last Sale

\$1,080,000 · May 6, 2026

Est. Owner Equity

\$1,081,104

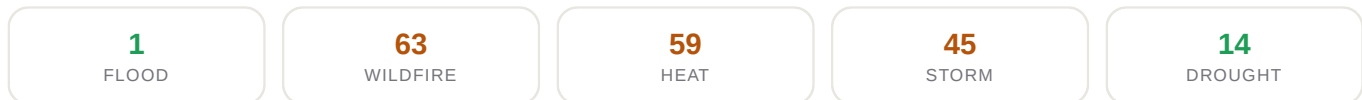
TAX & ASSESSMENT

Property Tax	\$8,599 (2025)
Assessed Value	\$842,811
Previous Assessed	\$826,286

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.37
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Spa/Hot Tub (Only)

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 25, 2026	Resale	Grant Deed	\$1,080,000	\$349	\$972K
Nov 7, 2025	Financing	Intrafamily Transfer			
Aug 15, 2003	Resale	Grant Deed	\$559,000	\$180	\$400K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Blue Oaks Elementary School	Elementary	KG–5	0.1 mi
Cooley Middle School	Middle	6–8	0.5 mi
Woodcreek High School	High	9–12	1.7 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 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
--------------------------------------	--	---	---	-------------------------------------	------------------------------------

Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
-----------	----------------