

Single Family Residence

RESIDENTIAL

358 RIVER ISLE WAY

SACRAMENTO, CA 95831

\$564,675

TopHap Estimate · \$369 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,530 ft²

LIVING AREA

0.19 ac

LOT SIZE

1984

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$565K

\$526K low

\$603K high

Last Sale

\$425,000 · Mar 14, 2017

Est. Owner Equity

\$86,438

Loan-to-Value

85%

TAX & ASSESSMENT

Property Tax	\$5,955 (2025)
Assessed Value	\$503,107
Previous Assessed	\$493,243

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.19
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

29
FLOOD

45
WILDFIRE

50
HEAT

38
STORM

21
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 5, 2017	Quitclaim	Quit Claim Transfer			
Mar 1, 2017	Resale	Grant Deed	\$425,000	\$278	\$319K
Jul 26, 2012	Recorded document	Grant Deed			
Dec 21, 2011	Recorded document	Grant Deed			
Dec 21, 2011	Financing	Intrafamily Transfer			\$174K
Jan 22, 2003	Financing	Grant Deed			\$200K
Aug 3, 2001	Resale	Grant Deed	\$207,000	\$135	\$197K
Aug 3, 2001	Quitclaim	Quit Claim Transfer			
Nov 29, 2000	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Martin Luther King Jr. K-8 School	Elementary	KG–8	0.3 mi
John F. Kennedy High School	High	9–12	1.2 mi

District: Sacramento City 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 95831

108 CRIME INDEX	86 AIR POLLUTION	43,543 POPULATION	\$97K 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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