

Single Family Residence

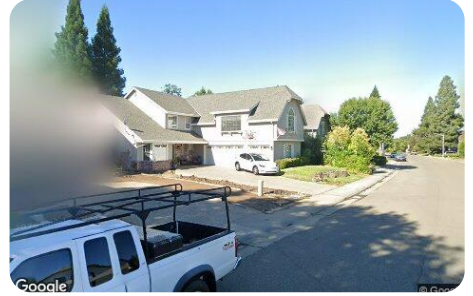
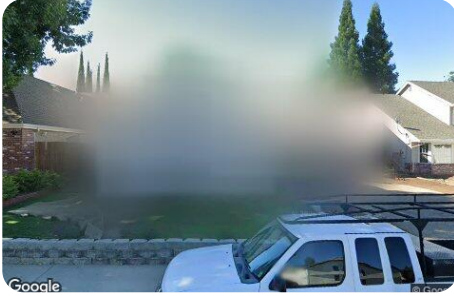
RESIDENTIAL

1529 RIVER OAK WAY

ROSEVILLE, CA 95747

\$599,655

TopHap Estimate · \$307 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,953 ft²

LIVING AREA

0.16 ac

LOT SIZE

1989

YEAR BUILT

2

PARKING

VALUATION

\$600K

\$570K low

\$629K high

Last Sale

\$575,000 · Sep 8, 2022

Est. Owner Equity

\$61,155

Loan-to-Value

91%

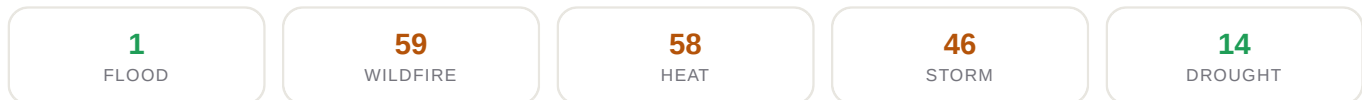
TAX & ASSESSMENT

Property Tax	\$5,037 (2025)
Assessed Value	\$490,761
Previous Assessed	\$481,140

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 11, 2025	Financing	Intrafamily Transfer			
Jul 11, 2025	Financing	Intrafamily Transfer			\$79K
Aug 24, 2022	Resale	Grant Deed	\$575,000	\$294	\$460K
Jun 9, 2018	Quitclaim	Quit Claim Transfer			
Feb 10, 1989	Resale	Grant Deed	\$155,000	\$79	\$124K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Quail Glen Elementary School	Elementary	KG–5	1.0 mi
Woodcreek High School	High	9–12	1.2 mi
Silverado Middle School	Middle	6–8	1.3 mi

District: Dry Creek Joint 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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