

Triplex (3 Units, Any Combination)

RESIDENTIAL

1645 RUSSELL AVE

SANTA ROSA, CA 95403



2

BEDS

2

BATHS

3,242 ft²

LIVING AREA

3,804 ft²

LOT SIZE

1984

YEAR BUILT

2

STORIES

5

ROOMS

VALUATION

Last Sale

\$319,000 · Jan 24, 2012

TAX & ASSESSMENT

Property Tax	\$4,601 (2025)
Assessed Value	\$397,653
Previous Assessed	\$397,653

PROPERTY FACTS

Property Type	Triplex (3 Units, Any Combination)
County	Sonoma
Lot (acres)	0.09
Construction	Wood (Unspecified)
Heating	None
Pool	No

CLIMATE RISK

87 FLOOD	36 WILDFIRE	27 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 1, 2021	Financing	Intrafamily Transfer			\$190K
Dec 15, 2011	Recorded document	Affidavit Of Death			
Dec 20, 2011	Resale	Grant Deed	\$319,000	\$98	\$216K
Feb 2, 2004	Quitclaim	Quit Claim Transfer			
Sep 19, 1991	Quitclaim	Quit Claim Transfer			\$165K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hilliard Comstock Middle School	Middle	7–8	1.0 mi
Piner High School	High	9–12	1.6 mi
Hidden Valley Elementary School	Elementary	KG–6	2.1 mi

District: Santa Rosa 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 95403

104 CRIME INDEX	86 AIR POLLUTION	43,826 POPULATION	\$97K MEDIAN IN-COME	58°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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