

Single Family Residence **RESIDENTIAL**

2140 RASSY WAY

SACRAMENTO, CA 95821

\$370,507 TopHap Estimate · \$363 / ft² · confidence 95 · as of Jul 14, 2026



2
BEDS

1
BATHS

1,020 ft²
LIVING AREA

0.15 ac
LOT SIZE

1952
YEAR BUILT

1
STORIES

4
ROOMS

1
PARKING

VALUATION

\$371K

\$351K low

\$390K high

Last Sale

\$384,545 · Jul 11, 2023

Est. Owner Equity

\$370,507

TAX & ASSESSMENT

Property Tax	\$4,714 (2025)
Assessed Value	\$400,554
Previous Assessed	\$392,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.15
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

25
FLOOD

47
WILDFIRE

50
HEAT

43
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 1, 2024	Financing	Intrafamily Transfer			
Jun 27, 2023	Financing	Grant Deed			
Jul 5, 2023	Resale	Grant Deed	\$385,000	\$377	\$275K
Oct 13, 2017	Resale	Grant Deed	\$210,000	\$206	
Oct 5, 2017	Recorded document	Grant Deed			
Dec 9, 2005	Resale	Grant Deed	\$289,500	\$284	\$225K
Mar 11, 1999	Resale	Grant Deed	\$81,500	\$80	\$85K
Jun 8, 1992	Quitclaim	Quit Claim Transfer			\$75K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Howe Avenue Elementary School	Elementary	EE–5	0.4 mi
Katherine Johnson Middle School	Middle	6–8	1.2 mi
Encina High School	High	9–12	1.5 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 95821

131 CRIME INDEX	89 AIR POLLUTION	41,536 POPULATION	\$67K MEDIAN IN-COME	61°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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