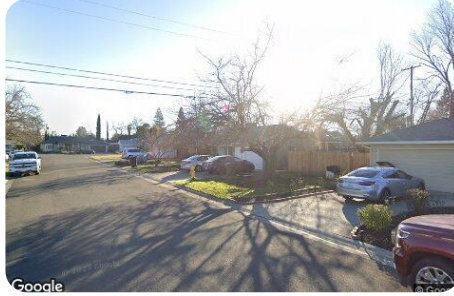
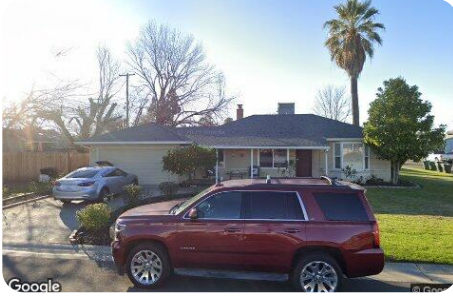


Single Family Residence **RESIDENTIAL**

3961 ROSEMARY CIR

SACRAMENTO, CA 95821

\$403,742 TopHap Estimate · \$385 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,048 ft²

LIVING AREA

0.23 ac

LOT SIZE

1953

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$404K

\$379K low

\$428K high

Last Sale

\$133,000 · Nov 2, 2011

Est. Owner Equity

\$274,114

Loan-to-Value

32%

TAX & ASSESSMENT

Property Tax	\$2,052 (2025)
Assessed Value	\$170,381
Previous Assessed	\$167,042

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.23
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Pool	No

CLIMATE RISK

10
FLOOD

56
WILDFIRE

52
HEAT

45
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 22, 2011	Resale	Grant Deed	\$133,000	\$127	\$130K
Jun 9, 2011	Non-arms-length	Trustees Deed	\$309,761	\$296	
Dec 2, 2005	Recorded document	Grant Deed			
Dec 2, 2005	Resale	Grant Deed	\$346,000	\$330	\$277K
Dec 20, 1999	Resale	Grant Deed	\$133,000	\$127	\$132K
Aug 19, 1994	Quitclaim	Quit Claim Transfer			
Jan 28, 1994	Quitclaim	Quit Claim Transfer			\$104K
Sep 30, 1991	Resale	Grant Deed	\$142,000	\$135	\$114K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mira Loma High School	High	9–12	0.1 mi
Whitney Avenue Elementary School	Elementary	KG–5	0.4 mi
Arcade Middle School	Middle	6–8	0.5 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	Owner occupied
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