

Single Family Residence **RESIDENTIAL**

2149 RASSY WAY

SACRAMENTO, CA 95821

\$376,276 TopHap Estimate · \$452 / ft² · confidence 97 · as of Jul 14, 2026



2

BEDS

1

BATHS

832 ft²

LIVING AREA

0.12 ac

LOT SIZE

1952

YEAR BUILT

1

STORIES

4

ROOMS

1

PARKING

VALUATION

\$376K

\$363K low

\$389K high

Last Sale

\$355,000 · Aug 10, 2022

Est. Owner Equity

\$56,776

Loan-to-Value

86%

TAX & ASSESSMENT

Property Tax	\$4,517 (2025)
Assessed Value	\$376,727
Previous Assessed	\$369,342

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.12
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

17 FLOOD	47 WILDFIRE	50 HEAT	43 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 5, 2022	Resale	Grant Deed	\$355,000	\$427	\$320K
Mar 21, 2018	Resale	Grant Deed	\$250,000	\$300	\$245K
Oct 3, 2017	Resale	Grant Deed	\$160,000	\$192	\$150K
Aug 2, 2011	Quitclaim	Quit Claim Transfer			
Oct 15, 2008	Resale	Grant Deed	\$80,000	\$96	
Sep 2, 2008	Foreclosure sale	Trustees Deed	\$97,000	\$117	
Mar 28, 2006	Resale	Grant Deed	\$248,000	\$298	\$223K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Howe Avenue Elementary School	Elementary	EE–5	0.4 mi
Katherine Johnson Middle School	Middle	6–8	1.1 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	Owner occupied
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