

Single Family Residence **RESIDENTIAL**

7334 RIVER PLACE WAY

SACRAMENTO, CA 95831

\$695,589 TopHap Estimate · \$384 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,810 ft²

LIVING AREA

0.19 ac

LOT SIZE

1983

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$696K

\$669K low

\$723K high

Last Sale

\$486,000 · Mar 16, 2006

Est. Owner Equity

\$430,589

Loan-to-Value

37%

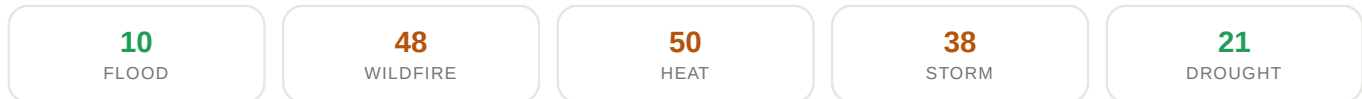
TAX & ASSESSMENT

Property Tax	\$7,949 (2025)
Assessed Value	\$677,423
Previous Assessed	\$664,141

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.19
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK



TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 16, 2006	Resale	Grant Deed	\$486,000	\$269	\$280K
Oct 28, 2002	Quitclaim	Quit Claim Transfer			\$220K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Martin Luther King Jr. K-8 School	Elementary	KG–8	0.4 mi
John F. Kennedy High School	High	9–12	1.2 mi

District: Sacramento City 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 95831

108 CRIME INDEX	86 AIR POLLUTION	43,543 POPULATION	\$97K 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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