

Single Family Residence

RESIDENTIAL

743 ROSCOMMON DR

VACAVILLE, CA 95688

\$721,097

TopHap Estimate · \$296 / ft² · confidence 96 · as of Jul 14, 2026



5

BEDS

3

BATHS

2,434 ft²

LIVING AREA

0.14 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$721K

\$694K low

\$748K high

Last Sale

\$640,000 · Mar 31, 2006

Est. Owner Equity

\$145,197

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$7,281 (2024)
Assessed Value	\$615,960
Previous Assessed	\$615,960

PROPERTY FACTS

Property Type	Single Family Residence
County	Solano
Lot (acres)	0.14
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 264 ft²

CLIMATE RISK

17
FLOOD

71
WILDFIRE

49
HEAT

48
STORM

21
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 27, 2006	Resale	Grant Deed	\$640,000	\$263	\$512K
Mar 2, 2001	Quitclaim	Quit Claim Transfer			
Mar 2, 2001	Non-arms-length	Grant Deed	\$27,000	\$11	
Mar 28, 1994	Non-arms-length	Grant Deed	\$76,000	\$31	\$181K
Feb 16, 1990	Resale	Grant Deed	\$202,500	\$83	\$161K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Browns Valley Elementary School	Elementary	KG–6	0.5 mi
Vacaville High School	High	9–12	2.2 mi
Willis Jepson Middle School	Middle	7–8	2.4 mi

District: Vacaville 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 95688

89

CRIME INDEX

80

AIR POLLUTION

39,602

POPULATION

\$116K

MEDIAN IN-COME

60°F

AVG TEMP

78%

SUNSHINE

Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy

Owner occupied