

Single Family Residence **RESIDENTIAL**

146 RIVER RUN CIR

SACRAMENTO, CA 95833

\$390,209 TopHap Estimate · \$344 / ft² · confidence 92 · as of Jul 14, 2026



2

BEDS

2

BATHS

1,134 ft²

LIVING AREA

0.1 ac

LOT SIZE

1985

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$390K

\$359K low

\$421K high

Last Sale

\$146,500 · Dec 27, 2013

Est. Owner Equity

\$390,209

TAX & ASSESSMENT

Property Tax	\$2,497 (2025)
Assessed Value	\$183,166
Previous Assessed	\$179,575

PROPERTY FACTS

Property Type	Single Family Residence
County	SACRAMENTO
Lot (acres)	0.10
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

97
FLOOD

66
WILDFIRE

50
HEAT

41
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 23, 2013	Resale	Grant Deed	\$146,500	\$129	
Dec 23, 2013	Quitclaim	Quit Claim Transfer			
May 11, 2007	Financing	Intrafamily Transfer			\$40K
Mar 14, 2007	Quitclaim	Quit Claim Transfer			
Aug 16, 2005	Financing	Intrafamily Transfer			\$278K
Jan 5, 2004	Quitclaim	Quit Claim Transfer			\$155K
Oct 25, 1996	Quitclaim	Quit Claim Transfer			
Oct 25, 1996	Resale	Trustees Deed	\$80,409	\$71	\$89K
Nov 22, 1989	Resale	Grant Deed	\$115,000	\$101	\$105K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hazel Strauch Elementary School	Elementary	KG–6	0.6 mi
Rio Terra Junior High School	Middle	7–8	0.6 mi
Grant Union High School	High	9–12	3.2 mi

District: Twin Rivers 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 95833

98 CRIME INDEX	82 AIR POLLUTION	39,879 POPULATION	\$85K 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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