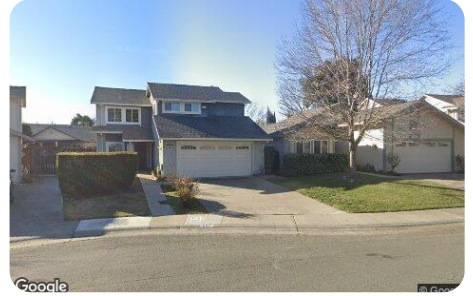
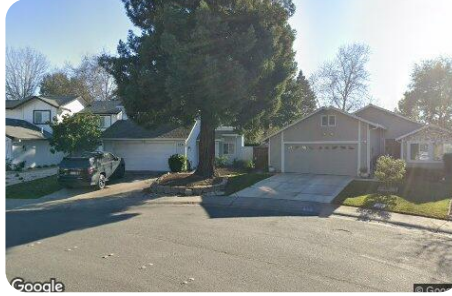


Single Family Residence **RESIDENTIAL**

231 RIVER RUN CIR

SACRAMENTO, CA 95833

\$564,225 TopHap Estimate · \$322 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,750 ft²

LIVING AREA

0.18 ac

LOT SIZE

1985

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$564K

\$524K low

\$605K high

Last Sale

\$540,000 · Jun 20, 2024

Est. Owner Equity

\$132,225

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$6,827 (2025)
Assessed Value	\$561,816
Previous Assessed	\$550,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.18
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

CLIMATE RISK

97
FLOOD

69
WILDFIRE

50
HEAT

41
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 18, 2024	Resale	Grant Deed	\$540,000	\$309	\$432K
May 11, 2006	Resale	Grant Deed	\$389,000	\$222	\$311K
May 11, 2006	Quitclaim	Quit Claim Transfer			
May 16, 2005	Quitclaim	Quit Claim Transfer			
Apr 3, 2003	Quitclaim	Quit Claim Transfer			
Feb 21, 2003	Quitclaim	Quit Claim Transfer			
Feb 21, 2003	Quitclaim	Quit Claim Transfer			
May 1, 2000	Quitclaim	Quit Claim Transfer			
Oct 21, 1992	Non-arms-length	Grant Deed	\$30,500	\$17	\$92K
Apr 19, 1990	Resale	Grant Deed	\$67,000	\$38	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hazel Strauch Elementary School	Elementary	KG–6	0.7 mi
Rio Terra Junior High School	Middle	7–8	0.7 mi
Grant Union High School	High	9–12	3.3 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	Owner occupied
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