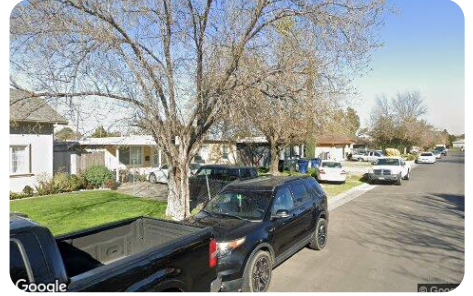


Single Family Residence **RESIDENTIAL**

2013 ROBERT WAY

SACRAMENTO, CA 95825

\$323,537 TopHap Estimate · \$363 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

1

BATHS

891 ft²

LIVING AREA

0.15 ac

LOT SIZE

1952

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$324K

\$309K low

\$338K high

Last Sale

\$99,000 · Oct 14, 2008

Est. Owner Equity

\$180,082

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$1,631 (2025)
Assessed Value	\$130,017
Previous Assessed	\$127,469

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	SACRAMENTO
Lot (acres)	0.15
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

25
FLOOD

49
WILDFIRE

50
HEAT

43
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 2, 2008	Resale	Grant Deed	\$99,000	\$111	\$79K
Jun 11, 2008	Non-arms-length	Trustees Deed	\$120,000	\$135	
Aug 11, 2006	Resale	Grant Deed	\$318,000	\$357	\$254K
Aug 9, 2006	Recorded document	Grant Deed			
Jul 14, 2003	Quitclaim	Quit Claim Transfer			\$79K
Mar 15, 2001	Resale	Grant Deed	\$63,500	\$71	\$57K
Dec 1, 1994	Quitclaim	Quit Claim Transfer			
Nov 22, 1989	Resale	Trustees Deed	\$82,000	\$92	
Nov 22, 1989	Resale	Trustees Deed	\$82,000	\$92	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Howe Avenue Elementary School	Elementary	EE–5	0.3 mi
Encina High School	High	9–12	1.3 mi
Katherine Johnson Middle School	Middle	6–8	1.3 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 95825

155 CRIME INDEX	92 AIR POLLUTION	34,979 POPULATION	\$59K 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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