

	Beds	Full Baths	Half Baths	MLS List Price	MLS List Date
	N/A	N/A	N/A	\$1,350,000	06/16/2026
	MLS Sq Ft	Lot Sq Ft	Yr Built	Type	
	3,694	1,742	2014	STR BLDG	

OWNER INFORMATION			
Owner Name	Tommy W	Tax Billing Zip	95630
Owner Name 2	Lee Cynthia A & James	Tax Billing ZIP + 4 Code	4622
Tax Billing Address	147 Stoney Hill Dr	Owner Occupied	No
Tax Billing City & State	Folsom, CA		

COMMUNITY INSIGHTS			
Median Home Value	\$937,635	School District	SACRAMENTO CITY UNIFIED
Median Home Value Rating	9 / 10	Family Friendly Score	9 / 100
Total Crime Risk Score (for the neighborhood, relative to the nation)	18 / 100	Walkable Score	91 / 100
Total Incidents (1 yr)	79	Q1 Home Price Forecast	\$943,208
Standardized Test Rank	65 / 100	Last 2 Yr Home Appreciation	-3%

LOCATION INFORMATION			
Census Tract	12.01	Comm College District Code	Los Rios Jt
Mailing Carrier Route	C061	Flood Zone Code	X500L
Subdivision	Sacramento	Flood Zone Panel	06067C0180J
Zoning	C-2-NC	Flood Zone Date	06/16/2015
Neighborhood Code	T-T	Within 250 Feet of Multiple Flood Zone	No
School District	Sacramento		

TAX INFORMATION			
APN	007-0142-011-0000	Block ID	M
Tax Area	03005	Lot #	4
Water Tax Dist	County	% Improved	96%
Legal Description	S.45 FT.OF N.90 FT.OF E.1/2 LOT 4 BLK.M & N 18 &19		

ASSESSMENT & TAX			
Assessment Year	2026	2025	2024
Assessed Value - Total	\$671,081	\$657,923	\$645,024
Assessed Value - Land	\$27,495	\$26,956	\$26,428
Assessed Value - Improved	\$643,586	\$630,967	\$618,596
YOY Assessed Change (\$)	\$13,158	\$12,899	
YOY Assessed Change (%)	2%	2%	

Tax Year	Total Tax	Change (\$)	Change (%)
2023	\$7,784		
2024	\$7,973	\$189	2.43%
2025	\$8,088	\$115	1.44%

Jurisdiction	Tax Type	Tax Amount
Safca O & M Assessment #1	Actual	\$6.92
Safca Consolidated Capital Ass	Actual	\$97.90
Sacramento Library Service Tax	Actual	\$3.42
Midtown Sacramento Pbid	Actual	\$99.90
Sac City Light & Landscape	Actual	\$327.74
American River Zone C	Actual	\$16.40
Total Of Special Assessments	Actual	\$552.28

CHARACTERISTICS			
Lot Acres	0.04	Heat Type	None
Lot Sq Ft	1,742	Year Built	2014
Gross Area	3,694	Effective Year Built	2014

Building Sq Ft	3,694	County Use Code	Store-Retail
Ground Floor Area	1,064	Universal Land Use	Store Building
Stories	3	# of Buildings	1
Quality	Good		

SELL SCORE			
Rating	N/A	Value As Of	N/A
Sell Score	N/A		

LISTING INFORMATION			
Listing Number	226076957	Listing Price	\$1,350,000
Status	Active	Original Listing Price	\$1,500,000
Status Change Date	06/17/2026	Listing Office Name	COLDWELL BANKER REALTY
Listing Date	06/16/2026		

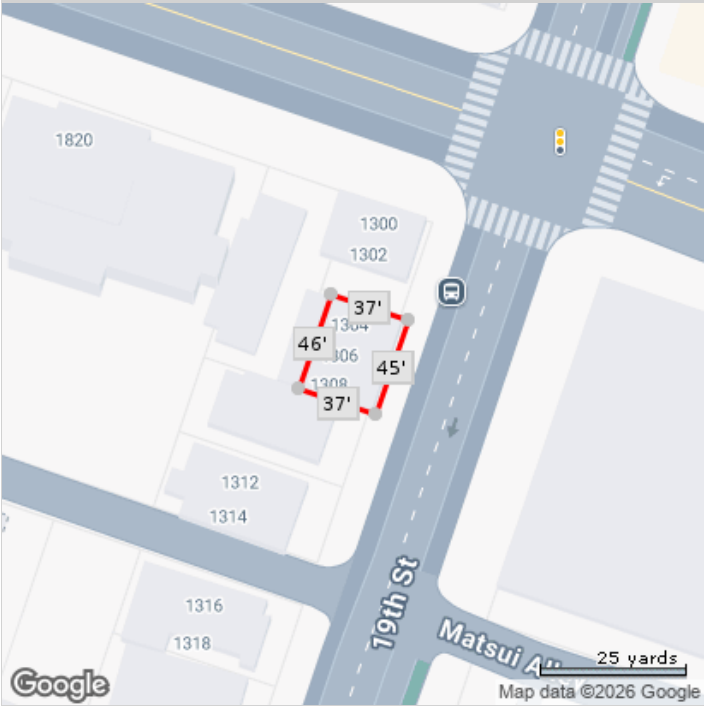
Listing Number	226076784
Status	Active
Listing Date	06/16/2026
Listing Price	\$1,350,000
Original Listing Price	\$1,500,000

LAST MARKET SALE & SALES HISTORY					
Owner Name		Tommy W	Owner Name 2		Lee Cynthia A & James
Recording Date	09/19/2024	05/23/2024	01/04/2013	12/28/2012	12/28/2012
Settle Date	01/01/2024	03/06/2024	01/03/2013	12/27/2012	12/27/2012
Sale Price					
Nominal	Y	Y	Y	Y	Y
Multi/Split Sale Type			Multi	Multi	Multi
Owner Name	Lee T W & C A Joint Li vi Trust	Lee T W & C A Joint Li vi Trust	Lee Alfred B & J W 200 8 Trust	Ong Quong S & F S 200 8 Trust	Honda A A & Lee-Honda J R Trust
Seller Name	Lee T W & C A Joint L/ Tr	Tommy W & Cynthia A Le Trust	Lee Alfred B	Ong Florence S	Lee-Honda Judy R
Document Number	240919-540	240523-442	130104-1184	121228-1188	121228-1187
Deed Type	Correction Deed	Trustee's Deed(Transfer)	Trustee's Deed(Transfer)	Trustee's Deed(Transfer)	Trustee's Deed(Transfer)
Title Company	Attorney Only	Attorney Only	Attorney Only	Attorney Only	Attorney Only

Recording Date	12/28/2012	12/28/2012	12/28/2012
Settle Date	12/27/2012	12/27/2012	12/27/2012
Sale Price			\$98,000
Nominal	Y	Y	
Multi/Split Sale Type	Multi	Multi	Multi
Owner Name	Lee Tommy W & C A Living Trust	Lee James & W Family Trust	Lee James L
Seller Name	Lee Tommy W	Lee James L	Lee Lincoln H
Document Number	121228-1186	121228-1185	121228-1184
Deed Type	Trustee's Deed(Transfer)	Trustee's Deed(Transfer)	Grant Deed
Title Company	Attorney Only	Attorney Only	

MORTGAGE HISTORY	
Mortgage Date	12/29/1995
Mortgage Amount	\$117,500
Borrower Name	Lee Tommy W & James L & Ong FI
Borrower Name 2	Lee Alfred B & Lincoln H & Jud
Mortgage Purpose	Nominal
Mortgage Type	Private Party Lender

PROPERTY MAP



*Lot Dimensions are Estimated

