

Single Family Residence **RESIDENTIAL**

3750 COMSTOCK ST

ROCKLIN, CA 95677

\$593,830 TopHap Estimate · \$358 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,657 ft²

LIVING AREA

0.22 ac

LOT SIZE

1976

YEAR BUILT

2

PARKING

VALUATION

\$594K

\$573K low

\$614K high

Last Sale

\$100,000 · Nov 6, 2009

Est. Owner Equity

\$480,430

Loan-to-Value

20%

TAX & ASSESSMENT

Property Tax	\$1,195 (2025)
Assessed Value	\$108,829
Previous Assessed	\$106,696

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.22
Construction	Frame (Unspecified)
Pool	No

CLIMATE RISK

35
FLOOD

34
WILDFIRE

60
HEAT

45
STORM

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 13, 2020	Quitclaim	Quit Claim Transfer			
Jan 13, 2012	Quitclaim	Quit Claim Transfer			
Jan 13, 2012	Quitclaim	Quit Claim Transfer			\$113K
Dec 9, 2009	Quitclaim	Quit Claim Transfer			
Nov 4, 2009	Recorded document	Affidavit Of Death			
Nov 2, 2009	Non-arms-length	Grant Deed	\$100,000	\$60	\$80K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Parker Whitney Elementary School	Elementary	KG–6	0.3 mi
Spring View Middle School	Middle	7–8	0.7 mi
Rocklin High School	High	9–12	1.7 mi

District: Rocklin 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 95677

99 CRIME INDEX	86 AIR POLLUTION	27,336 POPULATION	\$104K 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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