

Single Family Residence **RESIDENTIAL**

5001 SOUTHSIDE RANCH RD

ROCKLIN, CA 95677

\$708,518 TopHap Estimate · \$386 / ft² · confidence 92 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,834 ft²
LIVING AREA

0.24 ac
LOT SIZE

2001
YEAR BUILT

2
PARKING

VALUATION

\$709K

\$650K low

\$767K high

Last Sale

\$715,000 · Jul 18, 2024

Est. Owner Equity

\$136,518

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$9,004 (2025)
Assessed Value	\$729,300
Previous Assessed	\$715,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	PLACER
Lot (acres)	0.24
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1
FLOOD

64
WILDFIRE

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 11, 2024	Resale	Grant Deed	\$715,000	\$390	\$572K
Mar 28, 2023	Financing	Intrafamily Transfer			
Mar 28, 2023	Financing	Intrafamily Transfer			\$478K
Jul 13, 2020	Quitclaim	Quit Claim Transfer			
Apr 30, 2007	Resale	Grant Deed	\$475,000	\$259	\$380K
Sep 28, 2001	Resale	Grant Deed	\$244,000	\$133	\$195K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.6 mi
Spring View Middle School	Middle	7–8	1.7 mi
Whitney High School	High	9–12	5.5 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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