

Single Family Residence **RESIDENTIAL**

5935 ASPEN CT

ROCKLIN, CA 95677

\$574,602 TopHap Estimate · \$339 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,697 ft²

LIVING AREA

0.28 ac

LOT SIZE

1982

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$575K

\$548K low

\$601K high

Last Sale

\$154,000 · Jul 31, 1998

Est. Owner Equity

\$173,802

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$2,737 (2025)
Assessed Value	\$254,223
Previous Assessed	\$249,240

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.28
Construction	Frame (Unspecified)
Roof	Wood Shingle
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

42
FLOOD

65
WILDFIRE

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 20, 2012	Financing	Intrafamily Transfer			\$162K
Jul 31, 1998	Resale	Grant Deed	\$154,000	\$91	\$159K
Feb 10, 1994	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin Elementary School	Elementary	KG–6	1.1 mi
Spring View Middle School	Middle	7–8	1.2 mi
Rocklin High School	High	9–12	2.6 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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