

Single Family Residence **RESIDENTIAL**

5945 ASPEN CT

ROCKLIN, CA 95677

\$675,263 TopHap Estimate · \$218 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2

BATHS

3,094 ft²

LIVING AREA

0.38 ac

LOT SIZE

1982

YEAR BUILT

2

PARKING

VALUATION

\$675K

\$612K low

\$739K high

Last Sale

\$675,000 · Jun 16, 2026

Est. Owner Equity

\$675,263

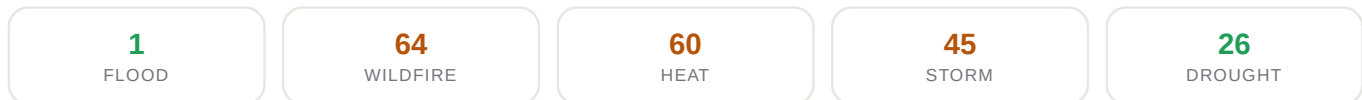
TAX & ASSESSMENT

Property Tax	\$3,667 (2025)
Assessed Value	\$341,500
Previous Assessed	\$334,805

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.39
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 12, 2026	Resale	Grant Deed	\$675,000	\$218	\$641K
Jun 12, 2026	Financing	Deed			
Jun 29, 2006	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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