

Single Family Residence **RESIDENTIAL**

4705 NICOLE CT

ROCKLIN, CA 95765

\$687,347 TopHap Estimate · \$341 / ft² · confidence 86 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,014 ft²

LIVING AREA

0.21 ac

LOT SIZE

1998

YEAR BUILT

2

PARKING

VALUATION

\$687K

\$594K low

\$781K high

Last Sale

\$213,000 · Jul 31, 1998

Est. Owner Equity

\$242,347

Loan-to-Value

67%

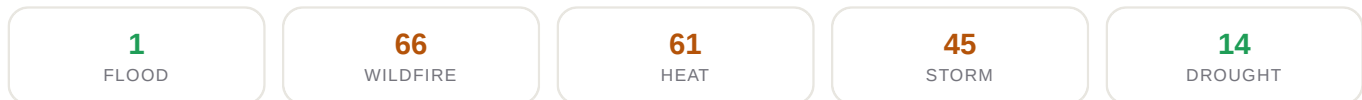
TAX & ASSESSMENT

Property Tax	\$4,093 (2025)
Assessed Value	\$370,096
Previous Assessed	\$362,841

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.21
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Spa/Hot Tub (Only)

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 9, 2012	Quitclaim	Quit Claim Transfer			
Mar 9, 2012	Financing	Intrafamily Transfer			\$200K
Apr 14, 2009	Quitclaim	Quit Claim Transfer			
Apr 14, 2009	Financing	Intrafamily Transfer			\$245K
Jan 27, 2006	Quitclaim	Quit Claim Transfer			
Jan 27, 2006	Quitclaim	Quit Claim Transfer			
Jul 31, 1998	Resale	Grant Deed	\$213,000	\$106	\$202K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Granite Oaks Middle School	Middle	7–8	0.5 mi
Breen Elementary School	Elementary	KG–6	0.7 mi

Rocklin High School	High	9–12	1.0 mi
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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 95765

18 CRIME INDEX	82 AIR POLLUTION	45,567 POPULATION	\$126K 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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