

Single Family Residence **RESIDENTIAL**

4295 RACETRACK RD

ROCKLIN, CA 95677

\$476,405 TopHap Estimate · \$371 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,284 ft²

LIVING AREA

0.14 ac

LOT SIZE

1977

YEAR BUILT

1

STORIES

6

ROOMS

1

PARKING

VALUATION

\$476K

\$454K low

\$498K high

Est. Owner Equity

\$365,405

Loan-to-Value

23%

TAX & ASSESSMENT

Property Tax	\$2,166 (2025)
Assessed Value	\$200,336
Previous Assessed	\$196,409

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1
FLOOD

59
WILDFIRE

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 11, 1993	Resale	Grant Deed	\$110,500	\$86	\$110K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin Elementary School	Elementary	KG–6	0.1 mi
Spring View Middle School	Middle	7–8	0.8 mi
Rocklin High School	High	9–12	2.0 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
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------