

Single Family Residence **RESIDENTIAL**

5107 SOUTHSIDE RANCH RD

ROCKLIN, CA 95677

\$812,708 TopHap Estimate · \$328 / ft² · confidence 98 · as of Jul 14, 2026



5
BEDS

3
BATHS

2,480 ft²
LIVING AREA

0.21 ac
LOT SIZE

1996
YEAR BUILT

2
PARKING

VALUATION

\$813K

\$798K low

\$827K high

Last Sale

\$800,000 · May 4, 2022

Est. Owner Equity

\$12,708

Loan-to-Value

99%

TAX & ASSESSMENT

Property Tax	\$7,094 (2025)
Assessed Value	\$865,943
Previous Assessed	\$811,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	PLACER
Lot (acres)	0.21
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1 FLOOD	68 WILDFIRE	60 HEAT	46 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 29, 2022	Resale	Grant Deed	\$800,000	\$323	\$800K
Jul 27, 2020	Financing	Correction Deed			\$388K
Jun 17, 2016	Quitclaim	Quit Claim Transfer			\$408K
Sep 20, 2011	Resale	Grant Deed	\$354,500	\$143	\$346K
Nov 12, 2010	Quitclaim	Quit Claim Transfer			\$300K
Dec 16, 2009	Quitclaim	Quit Claim Transfer			
Feb 18, 2009	Quitclaim	Quit Claim Transfer			
Feb 18, 2009	Quitclaim	Quit Claim Transfer			\$302K
Feb 25, 2003	Quitclaim	Quit Claim Transfer			
Nov 12, 1997	Resale	Grant Deed	\$217,500	\$88	\$174K
Aug 7, 1995	Resale	Grant Deed	\$205,000	\$83	\$139K

Mar 15, 1995	Resale	Grant Deed	\$428,000	\$173
Oct 31, 1994	Quitclaim	Quit Claim Transfer		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.8 mi
Spring View Middle School	Middle	7–8	2.1 mi
Whitney High School	High	9–12	5.8 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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