

Single Family Residence **RESIDENTIAL**

5113 SOUTHSIDE RANCH RD

ROCKLIN, CA 95677

\$827,864 TopHap Estimate · \$334 / 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

\$828K

\$809K low

\$846K high

Last Sale

\$735,000 · Mar 1, 2021

Est. Owner Equity

\$134,564

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$8,832 (2025)
Assessed Value	\$811,496
Previous Assessed	\$795,586

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	Spa/Hot Tub (Only)

CLIMATE RISK

1
FLOOD

68
WILDFIRE

60
HEAT

46
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 23, 2021	Resale	Grant Deed	\$735,000	\$296	\$588K
Apr 17, 2017	Resale	Grant Deed	\$525,000	\$212	\$432K
Apr 24, 2017	Quitclaim	Quit Claim Transfer			
Feb 23, 2016	Quitclaim	Quit Claim Transfer			\$277K
Jun 18, 2013	Resale	Grant Deed	\$440,000	\$177	\$290K
Feb 14, 2008	Quitclaim	Quit Claim Transfer			
Oct 3, 1997	Resale	Grant Deed	\$241,000	\$97	\$208K
Oct 16, 1995	Resale	Grant Deed	\$200,000	\$81	\$150K
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	5.9 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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