

Single Family Residence **RESIDENTIAL**

2702 DEVON CT

ROCKLIN, CA 95765

\$675,802 TopHap Estimate · \$333 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,032 ft²

LIVING AREA

0.17 ac

LOT SIZE

1991

YEAR BUILT

2

PARKING

VALUATION

\$676K

\$620K low

\$731K high

Last Sale

\$505,000 · Jun 20, 2018

Est. Owner Equity

\$106,552

Loan-to-Value

87%

TAX & ASSESSMENT

Property Tax	\$6,468 (2025)
Assessed Value	\$586,090
Previous Assessed	\$574,599

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

10
FLOOD

32
WILDFIRE

60
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 23, 2021	Financing	Intrafamily Transfer			
Jun 13, 2018	Resale	Grant Deed	\$505,000	\$249	\$480K
Sep 4, 2015	Resale	Grant Deed	\$370,000	\$182	\$363K
May 26, 2015	Non-arms-length	Trustees Deed	\$140,916	\$69	
Nov 21, 2002	Quitclaim	Quit Claim Transfer			
Nov 12, 2002	Quitclaim	Quit Claim Transfer			\$153K
Apr 23, 1999	Quitclaim	Quit Claim Transfer			
Jul 18, 1991	Resale	Trustees Deed	\$205,000	\$101	\$153K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Twin Oaks Elementary School	Elementary	KG–6	0.4 mi
Rocklin High School	High	9–12	1.1 mi
Granite Oaks Middle School	Middle	7–8	1.3 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 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	Absentee owner
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