

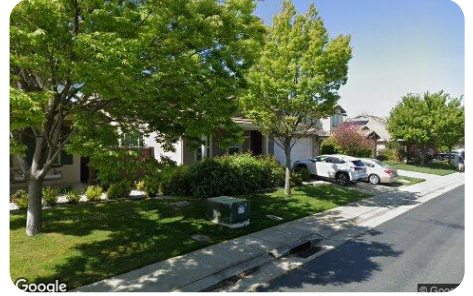
Single Family Residence

RESIDENTIAL

2130 RANCH VIEW DR

ROCKLIN, CA 95765

\$933,043 TopHap Estimate · \$267 / ft² · confidence 95 · as of Jul 14, 2026



5

BEDS

3

BATHS

3,498 ft²

LIVING AREA

0.14 ac

LOT SIZE

2009

YEAR BUILT

2

PARKING

VALUATION

\$933K

\$890K low

\$976K high

Last Sale

\$615,000 · Jun 15, 2018

Est. Owner Equity

\$0

Loan-to-Value

216%

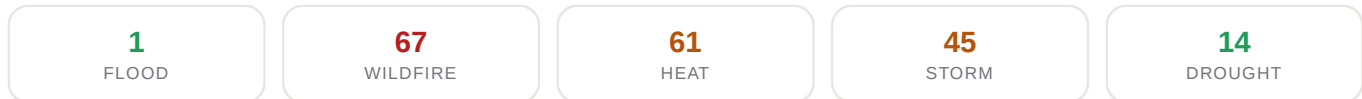
TAX & ASSESSMENT

Property Tax	\$11,073 (2025)
Assessed Value	\$717,327
Previous Assessed	\$703,263

PROPERTY FACTS

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

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 12, 2018	Resale	Grant Deed	\$615,000	\$176	\$453K
Mar 23, 2010	Resale	Grant Deed	\$424,000	\$121	\$404K
Dec 19, 2008	Resale	Grant Deed	\$5,870,000	\$1678	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sunset Ranch Elementary School	Elementary	KG–6	0.5 mi
Whitney High School	High	9–12	0.6 mi
Granite Oaks Middle School	Middle	7–8	1.7 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	Owner occupied
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