

Single Family Residence **RESIDENTIAL**

2119 RANCH VIEW DR

ROCKLIN, CA 95765

\$943,934 TopHap Estimate · \$270 / ft² · confidence 96 · as of Jul 14, 2026



5

BEDS

3

BATHS

3,498 ft²

LIVING AREA

0.16 ac

LOT SIZE

2011

YEAR BUILT

2

PARKING

VALUATION

\$944K

\$907K low

\$981K high

Last Sale

\$372,000 · Jul 28, 2011

Est. Owner Equity

\$607,934

Loan-to-Value

36%

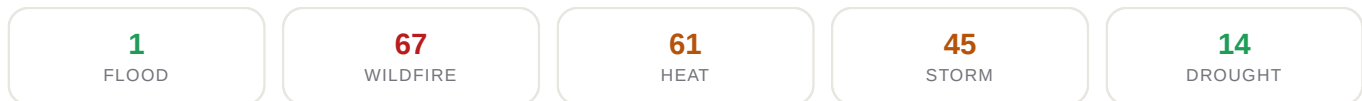
TAX & ASSESSMENT

Property Tax	\$8,431 (2025)
Assessed Value	\$476,584
Previous Assessed	\$467,240

PROPERTY FACTS

Property Type	Single Family Residence
County	PLACER
Lot (acres)	0.16
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 2, 2013	Quitclaim	Quit Claim Transfer			\$369K
Jun 17, 2011	Resale	Grant Deed	\$372,000	\$106	\$363K
Dec 19, 2008	Resale	Grant Deed	\$5,870,000	\$1678	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sunset Ranch Elementary School	Elementary	KG–6	0.6 mi
Whitney High School	High	9–12	0.6 mi
Granite Oaks Middle School	Middle	7–8	1.8 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 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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