

Single Family Residence **RESIDENTIAL**

5821 APPALOOSA PL

ROCKLIN, CA 95677

\$892,053 TopHap Estimate · \$360 / ft² · confidence 95 · as of Jul 14, 2026



5
BEDS

3
BATHS

2,480 ft²
LIVING AREA

0.67 ac
LOT SIZE

1994
YEAR BUILT

2
PARKING

VALUATION

\$892K

\$846K low

\$938K high

Last Sale

\$750,000 · Nov 3, 2021

Est. Owner Equity

\$342,053

Loan-to-Value

61%

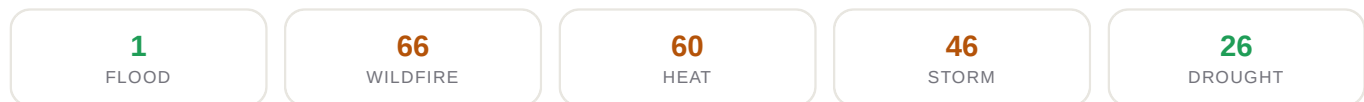
TAX & ASSESSMENT

Property Tax	\$6,930 (2025)
Assessed Value	\$811,822
Previous Assessed	\$795,905

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	PLACER
Lot (acres)	0.67
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 2, 2021	Resale	Grant Deed	\$750,000	\$302	\$550K
Oct 1, 2021	Resale	Grant Deed	\$750,000	\$302	
Aug 4, 2020	Recorded document	Affidavit Of Death			
Feb 25, 1994	Resale	Grant Deed	\$233,000	\$94	\$151K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.6 mi
Spring View Middle School	Middle	7–8	2.0 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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