

Single Family Residence **RESIDENTIAL**

# 5880 DEVON DR

ROCKLIN, CA 95765

**\$693,512** TopHap Estimate · \$313 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**2,215 ft<sup>2</sup>**

LIVING AREA

**0.17 ac**

LOT SIZE

**1991**

YEAR BUILT

**2**

PARKING

## VALUATION

**\$694K**

\$658K low

\$729K high

Last Sale

**\$625,000 · Sep 9, 2022**

Est. Owner Equity

**\$131,012**

Loan-to-Value

**79%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$7,291 (2025) |
| Assessed Value    | \$663,254      |
| Previous Assessed | \$650,250      |

## PROPERTY FACTS

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

## CLIMATE RISK

|             |                |            |             |               |
|-------------|----------------|------------|-------------|---------------|
| 10<br>FLOOD | 43<br>WILDFIRE | 61<br>HEAT | 45<br>STORM | 14<br>DROUGHT |
|-------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|---------------------|-----------|--------------------|--------|
| Sep 7, 2022  | Resale    | Grant Deed          | \$625,000 | \$282              | \$563K |
| May 10, 2004 | Quitclaim | Quit Claim Transfer |           |                    |        |
| Aug 29, 1995 | Quitclaim | Quit Claim Transfer |           |                    |        |
| Aug 29, 1995 | Quitclaim | Quit Claim Transfer |           |                    | \$149K |
| Feb 17, 1995 | Resale    | Grant Deed          | \$185,000 | \$84               | \$148K |
| Mar 17, 1993 | Quitclaim | Quit Claim Transfer |           |                    | \$146K |
| Sep 12, 1991 | Resale    | Grant Deed          | \$205,000 | \$93               | \$120K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Twin Oaks Elementary School | Elementary | KG–6   | 0.6 mi   |
| Rocklin High School         | High       | 9–12   | 1.3 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

|                                      |                                        |                                         |                                             |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>18</div> <div>CRIME INDEX</div> | <div>82</div> <div>AIR POLLUTION</div> | <div>45,567</div> <div>POPULATION</div> | <div>\$126K</div> <div>MEDIAN IN-COME</div> | <div>61°F</div> <div>AVG TEMP</div> | <div>78%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

Index values: 100 = US average; lower is better.

OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|