

Single Family Residence

RESIDENTIAL

3447 PORTSMOUTH ST

ROCKLIN, CA 95765

\$470,191 TopHap Estimate · \$377 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,246 ft²

LIVING AREA

0.14 ac

LOT SIZE

1988

YEAR BUILT

2

PARKING

VALUATION

\$470K

\$435K low

\$505K high

Est. Owner Equity

\$11,941

Loan-to-Value

94%

TAX & ASSESSMENT

Property Tax	\$2,231 (2025)
Assessed Value	\$195,188
Previous Assessed	\$191,362

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Pool	No

CLIMATE RISK

1 FLOOD	59 WILDFIRE	60 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 1, 2020	Recorded document	Affidavit Of Death			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary Scool	Elementary	KG–6	0.4 mi
Rocklin High School	High	9–12	0.9 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	Owner occupied
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