

Single Family Residence **RESIDENTIAL**

# 3238 WESTWOOD DR

ROCKLIN, CA 95677

**\$583,934** TopHap Estimate · \$351 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**  
BEDS

**2**  
BATHS

**1,664 ft<sup>2</sup>**  
LIVING AREA

**0.3 ac**  
LOT SIZE

**1981**  
YEAR BUILT

**2**  
PARKING

## VALUATION

**\$584K**

\$561K low

\$607K high

Last Sale

**\$223,000 · Aug 28, 2009**

Est. Owner Equity

**\$343,934**

Loan-to-Value

**41%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$3,501 (2025) |
| Assessed Value    | \$293,592      |
| Previous Assessed | \$287,837      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Bungalow                |
| County        | PLACER                  |
| Lot (acres)   | 0.30                    |
| Construction  | Frame (Unspecified)     |
| Fireplace     | Yes                     |
| Pool          | No                      |

## CLIMATE RISK

|            |                |            |             |               |
|------------|----------------|------------|-------------|---------------|
| 1<br>FLOOD | 63<br>WILDFIRE | 60<br>HEAT | 45<br>STORM | 26<br>DROUGHT |
|------------|----------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                | PRICE     | \$/FT² | LOAN   |
|--------------|-------------------|---------------------|-----------|--------|--------|
| Aug 26, 2009 | Resale            | Grant Deed          | \$223,000 | \$134  | \$219K |
| Nov 20, 2006 | Resale            | Grant Deed          | \$334,000 | \$201  | \$267K |
| Jun 30, 2006 | Non-arms-length   | Trustees Deed       | \$245,000 | \$147  |        |
| Feb 25, 1994 | Quitclaim         | Quit Claim Transfer |           |        | \$80K  |
| Feb 10, 1989 | Recorded document | Trustees Deed       |           |        |        |
| Feb 10, 1989 | Non-arms-length   | Trustees Deed       | \$14,500  | \$9    |        |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Rocklin Elementary School | Elementary | KG–6   | 1.4 mi   |
| Spring View Middle School | Middle     | 7–8    | 1.5 mi   |
| Rocklin High School       | High       | 9–12   | 2.8 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

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>99</b><br>CRIME INDEX | <b>86</b><br>AIR POLLUTION | <b>27,336</b><br>POPULATION | <b>\$104K</b><br>MEDIAN IN-COME | <b>61°F</b><br>AVG TEMP | <b>78%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|