

Single Family Residence **RESIDENTIAL**

5440 COMSTOCK CT

ROCKLIN, CA 95677

\$589,542 TopHap Estimate · \$327 / ft² · confidence 98 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,805 ft²

LIVING AREA

0.3 ac

LOT SIZE

1974

YEAR BUILT

2

PARKING

VALUATION

\$590K

\$575K low

\$604K high

Last Sale

\$563,000 · Dec 29, 2023

Est. Owner Equity

\$589,542

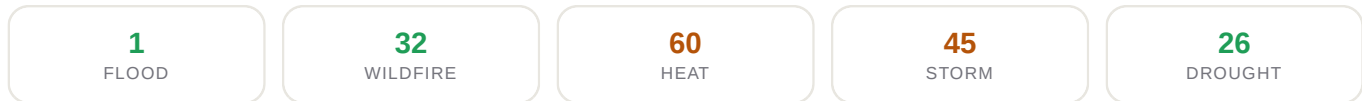
TAX & ASSESSMENT

Property Tax	\$3,688 (2025)
Assessed Value	\$342,610
Previous Assessed	\$335,893

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.30
Construction	Frame (Unspecified)
Pool	In-Ground Pool

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 21, 2023	Resale	Grant Deed	\$563,000	\$312	
Aug 23, 2000	Quitclaim	Quit Claim Transfer			
Aug 23, 2000	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Parker Whitney Elementary School	Elementary	KG–6	0.3 mi
Spring View Middle School	Middle	7–8	0.8 mi
Rocklin High School	High	9–12	1.7 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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