

Single Family Residence **RESIDENTIAL**

5033 SOUTHSIDE RANCH RD

ROCKLIN, CA 95677

\$695,963 TopHap Estimate · \$349 / ft² · confidence 96 · as of Jul 14, 2026



4
BEDS

2
BATHS

1,995 ft²
LIVING AREA

0.21 ac
LOT SIZE

1994
YEAR BUILT

2
PARKING

VALUATION

\$696K

\$670K low

\$722K high

Last Sale

\$441,000 · Sep 18, 2015

Est. Owner Equity

\$136,413

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$5,782 (2025)
Assessed Value	\$532,487
Previous Assessed	\$522,047

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.21
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	63 WILDFIRE	60 HEAT	46 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 27, 2017	Quitclaim	Quit Claim Transfer			
Jun 4, 2003	Resale	Grant Deed	\$441,000	\$221	\$353K
Jun 13, 2003	Quitclaim	Quit Claim Transfer			
Jun 28, 1994	Resale	Grant Deed	\$187,500	\$94	\$178K
Jan 18, 1994	Non-arms-length	Grant Deed	\$374,500	\$188	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.7 mi
Spring View Middle School	Middle	7–8	1.9 mi
Whitney High School	High	9–12	5.7 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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