

Single Family Residence **RESIDENTIAL**

3249 OUTLOOK DR

ROCKLIN, CA 95765

\$832,759 TopHap Estimate · \$304 / ft² · confidence 93 · as of Jul 14, 2026



5
BEDS

3
BATHS

2,739 ft²
LIVING AREA

0.16 ac
LOT SIZE

1989
YEAR BUILT

2
PARKING

VALUATION

\$833K

\$774K low

\$892K high

Last Sale

\$1,000 · Nov 14, 2024

Est. Owner Equity

\$719,759

Loan-to-Value

13%

TAX & ASSESSMENT

Property Tax	\$3,518 (2025)
Assessed Value	\$317,793
Previous Assessed	\$311,563

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.16
Construction	Frame (Unspecified)
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

40
FLOOD

37
WILDFIRE

60
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 18, 2001	Quitclaim	Quit Claim Transfer			
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Sep 3, 1993	Resale	Grant Deed	\$175,000	\$64	\$64K
Aug 16, 1989	Resale	Grant Deed	\$215,000	\$78	\$172K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.3 mi
Rocklin High School	High	9–12	0.8 mi
Granite Oaks Middle School	Middle	7–8	1.1 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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