

Single Family Residence **RESIDENTIAL**

3407 TERRACE PL

ROCKLIN, CA 95765

\$663,980 TopHap Estimate · \$333 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,992 ft²

LIVING AREA

0.17 ac

LOT SIZE

1987

YEAR BUILT

2

PARKING

VALUATION

\$664K

\$598K low

\$730K high

Est. Owner Equity

\$161,028

Loan-to-Value

78%

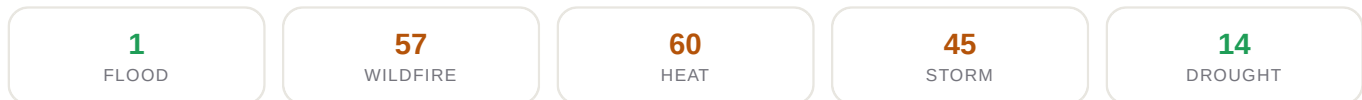
TAX & ASSESSMENT

Property Tax	\$2,999 (2025)
Assessed Value	\$260,123
Previous Assessed	\$255,024

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 19, 2021	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.3 mi
Rocklin High School	High	9–12	1.0 mi
Granite Oaks Middle School	Middle	7–8	1.4 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	Absentee owner
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