

Single Family Residence **RESIDENTIAL**

4296 ECHO ROCK LN

ROSEVILLE, CA 95747

\$795,135 TopHap Estimate · \$348 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,287 ft²

LIVING AREA

0.17 ac

LOT SIZE

1997

YEAR BUILT

2

PARKING

VALUATION

\$795K

\$736K low

\$854K high

Last Sale

\$660,000 · May 31, 2019

Est. Owner Equity

\$795,135

TAX & ASSESSMENT

Property Tax	\$7,728 (2025)
Assessed Value	\$750,962
Previous Assessed	\$736,238

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

62
WILDFIRE

57
HEAT

46
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 24, 2019	Resale	Grant Deed	\$660,000	\$289	
Aug 4, 2017	Resale	Grant Deed	\$570,000	\$249	
Sep 19, 2016	Recorded document	Affidavit Of Death			
Jun 11, 2003	Quitclaim	Quit Claim Transfer			
Jun 11, 2003	Quitclaim	Quit Claim Transfer			
Oct 23, 1997	Resale	Grant Deed	\$305,500	\$134	
Jun 27, 1997	Resale	Grant Deed	\$384,000	\$168	\$250K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Quail Glen Elementary School	Elementary	KG–5	0.6 mi
Woodcreek High School	High	9–12	1.0 mi

Silverado Middle School	Middle	6–8	1.5 mi
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District: Dry Creek Joint Elementary 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 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K 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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