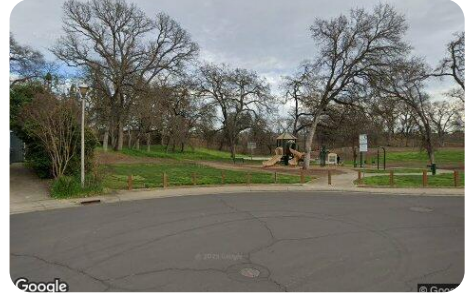


Single Family Residence **RESIDENTIAL**

3308 WESTWOOD DR

ROCKLIN, CA 95677

\$550,883 TopHap Estimate · \$351 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,571 ft²

LIVING AREA

0.18 ac

LOT SIZE

1979

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$551K

\$527K low

\$574K high

Last Sale

\$485,000 · Dec 11, 2020

Est. Owner Equity

\$162,883

Loan-to-Value

71%

TAX & ASSESSMENT

Property Tax	\$6,135 (2025)
Assessed Value	\$535,474
Previous Assessed	\$524,976

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.18
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

65
WILDFIRE

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 9, 2020	Resale	Grant Deed	\$485,000	\$309	\$388K
Aug 3, 2016	Resale	Grant Deed	\$330,000	\$210	\$240K
Aug 4, 2016	Recorded document	Affidavit Of Death			
Jul 27, 2016	Quitclaim	Quit Claim Transfer			
Sep 8, 2004	Quitclaim	Quit Claim Transfer			
Apr 24, 2001	Resale	Grant Deed	\$192,000	\$122	\$92K
Mar 2, 1995	Resale	Grant Deed	\$132,500	\$84	\$129K
Apr 10, 1990	Resale	Grant Deed	\$145,000	\$92	\$131K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin Elementary School	Elementary	KG–6	1.3 mi
Spring View Middle School	Middle	7–8	1.3 mi
Rocklin High School	High	9–12	2.7 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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