

Single Family Residence **RESIDENTIAL**

6350 WESTWOOD DR

ROCKLIN, CA 95677

\$467,381 TopHap Estimate · \$338 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,384 ft²

LIVING AREA

0.17 ac

LOT SIZE

1978

YEAR BUILT

2

PARKING

VALUATION

\$467K

\$411K low

\$524K high

Last Sale

\$460,000 · May 23, 2025

Est. Owner Equity

\$467,381

TAX & ASSESSMENT

Property Tax	\$1,427 (2025)
Assessed Value	\$469,200
Previous Assessed	\$121,832

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	60 HEAT	45 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 20, 2025	Resale	Grant Deed	\$460,000	\$332	
Dec 30, 1999	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Spring View Middle School	Middle	7–8	1.5 mi
Rocklin Elementary School	Elementary	KG–6	1.5 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	Absentee owner
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