

Single Family Residence **RESIDENTIAL**

5780 TERRACE DR

ROCKLIN, CA 95765

\$546,492 TopHap Estimate · \$364 / ft² · confidence 95 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,501 ft²
LIVING AREA

0.13 ac
LOT SIZE

1989
YEAR BUILT

2
PARKING

VALUATION

\$546K

\$520K low

\$573K high

Est. Owner Equity

\$283,492

Loan-to-Value

47%

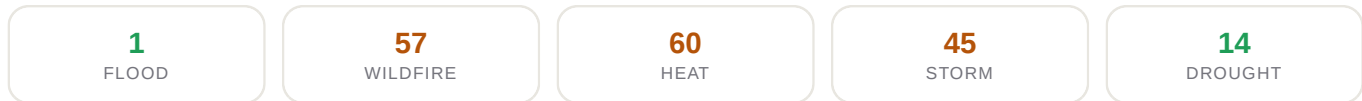
TAX & ASSESSMENT

Property Tax	\$2,633 (2025)
Assessed Value	\$225,810
Previous Assessed	\$221,383

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.13
Construction	Frame (Unspecified)
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 5, 2004	Quitclaim	Quit Claim Transfer			
Dec 1, 1994	Quitclaim	Quit Claim Transfer			
May 26, 1989	Resale	Grant Deed	\$118,000	\$79	\$88K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.2 mi
Rocklin High School	High	9–12	1.1 mi
Granite Oaks Middle School	Middle	7–8	1.5 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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