

Single Family Residence **RESIDENTIAL**

5324 THUNDER RIDGE CIR

ROCKLIN, CA 95765

\$833,960 TopHap Estimate · \$392 / ft² · confidence 95 · as of Jul 14, 2026



3
BEDS

2
BATHS

2,127 ft²
LIVING AREA

0.79 ac
LOT SIZE

1996
YEAR BUILT

2
PARKING

VALUATION

\$834K

\$794K low

\$874K high

Last Sale

\$415,000 · Sep 19, 2002

Est. Owner Equity

\$498,960

Loan-to-Value

40%

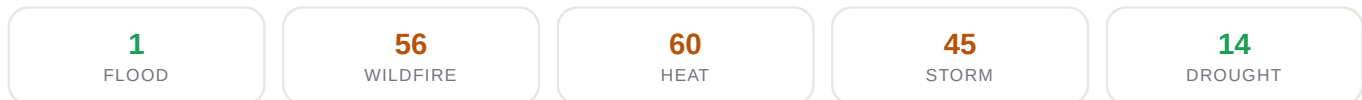
TAX & ASSESSMENT

Property Tax	\$6,585 (2025)
Assessed Value	\$613,054
Previous Assessed	\$601,034

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.79
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 12, 2015	Quitclaim	Quit Claim Transfer			
Jun 12, 2015	Financing	Intrafamily Transfer			\$50K
Dec 2, 2003	Quitclaim	Quit Claim Transfer			
Sep 19, 2002	Resale	Grant Deed	\$415,000	\$195	\$301K
Jul 29, 1996	Resale	Grant Deed	\$215,000	\$101	\$204K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin High School	High	9–12	0.3 mi
Granite Oaks Middle School	Middle	7–8	0.8 mi
Cobblestone Elementary School	Elementary	KG–6	0.9 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	Owner occupied
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