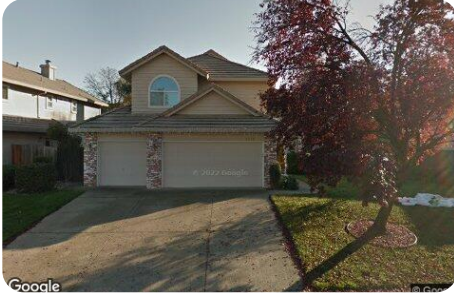


Single Family Residence **RESIDENTIAL**

5329 THUNDER RIDGE CIR

ROCKLIN, CA 95765

\$877,776 TopHap Estimate · \$312 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,812 ft²

LIVING AREA

0.17 ac

LOT SIZE

1994

YEAR BUILT

3

PARKING

VALUATION

\$878K

\$824K low

\$932K high

Last Sale

\$389,000 · Nov 8, 2012

Est. Owner Equity

\$566,576

Loan-to-Value

36%

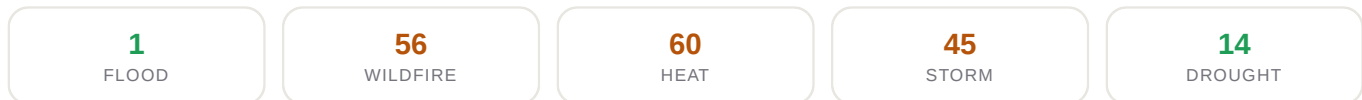
TAX & ASSESSMENT

Property Tax	\$5,258 (2025)
Assessed Value	\$488,592
Previous Assessed	\$479,013

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.17
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
Dec 5, 2024	Financing	Intrafamily Transfer			
Oct 30, 2012	Resale	Grant Deed	\$389,000	\$138	\$311K
Oct 21, 2009	Financing	Intrafamily Transfer			\$110K
Oct 21, 2009	Quitclaim	Quit Claim Transfer			
Mar 10, 2003	Quitclaim	Quit Claim Transfer			
Feb 13, 2003	Quitclaim	Quit Claim Transfer			\$148K
Oct 17, 2000	Quitclaim	Quit Claim Transfer			
Oct 6, 1999	Resale	Grant Deed	\$272,500	\$97	\$158K
Jul 20, 1994	Resale	Grant Deed	\$250,500	\$89	\$225K
May 20, 1994	Financing	Grant Deed			\$586K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin High School	High	9–12	0.4 mi
Granite Oaks Middle School	Middle	7–8	0.8 mi
Cobblestone Elementary Scool	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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