

Single Family Residence **RESIDENTIAL**

5119 SOUTHSIDE RANCH RD

ROCKLIN, CA 95677

\$780,471 TopHap Estimate · \$295 / ft² · confidence 93 · as of Jul 14, 2026



5
BEDS

3
BATHS

2,643 ft²
LIVING AREA

0.23 ac
LOT SIZE

1996
YEAR BUILT

2
STORIES

6
ROOMS

2
PARKING

VALUATION

\$780K

\$722K low

\$838K high

Last Sale

\$490,000 · Nov 20, 2007

Est. Owner Equity

\$647,571

Loan-to-Value

17%

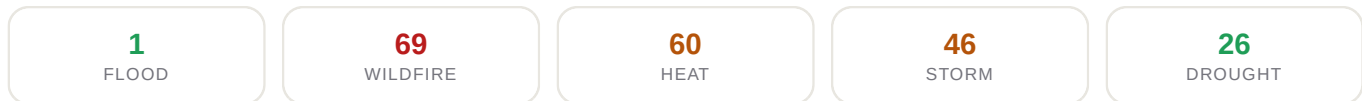
TAX & ASSESSMENT

Property Tax	\$7,154 (2025)
Assessed Value	\$661,212
Previous Assessed	\$648,248

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.23
Construction	Frame (Unspecified)
Roof	Tile
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
Apr 25, 2016	Quitclaim	Quit Claim Transfer			
Apr 25, 2016	Quitclaim	Quit Claim Transfer			
Feb 3, 2011	Quitclaim	Quit Claim Transfer			
Feb 3, 2011	Quitclaim	Quit Claim Transfer			\$141K
Nov 9, 2007	Resale	Grant Deed	\$490,000	\$185	\$140K
Sep 28, 1995	Resale	Grant Deed	\$195,000	\$74	\$185K
Jul 26, 1993	Non-arms-length	Grant Deed	\$160,500	\$61	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.9 mi
Spring View Middle School	Middle	7–8	2.1 mi
Whitney High School	High	9–12	5.9 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 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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