

Single Family Residence **RESIDENTIAL**

6500 SWALLOWSVIEW CT

ROCKLIN, CA 95677

\$966,926 TopHap Estimate · \$390 / ft² · confidence 91 · as of Jul 14, 2026



4
BEDS

3
BATHS

2,478 ft²
LIVING AREA

0.44 ac
LOT SIZE

1997
YEAR BUILT

2
PARKING

VALUATION

\$967K

\$884K low

\$1M high

Last Sale

\$302,500 · Aug 6, 1997

Est. Owner Equity

\$709,926

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$5,526 (2025)
Assessed Value	\$509,508
Previous Assessed	\$499,519

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.44
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1 FLOOD	72 WILDFIRE	26 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 13, 2003	Quitclaim	Quit Claim Transfer			
Aug 6, 1997	Resale	Grant Deed	\$302,500	\$122	\$242K
Jun 10, 1997	Financing	Grant Deed			\$932K
Jun 30, 1995	Financing	Grant Deed			\$3.9M
Jan 9, 1995	Quitclaim	Quit Claim Transfer			
Jan 9, 1995	Recorded document	Trustees Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.3 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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