

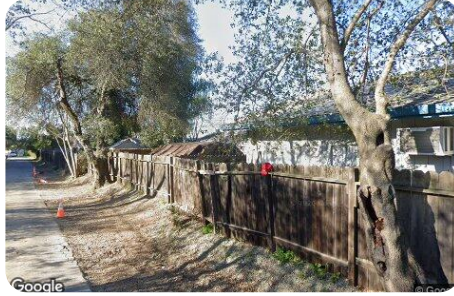
Single Family Residence

RESIDENTIAL

4865 RACETRACK CIR

ROCKLIN, CA 95677

\$467,983 TopHap Estimate · \$405 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,156 ft²

LIVING AREA

0.17 ac

LOT SIZE

1976

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$468K

\$422K low

\$514K high

Last Sale

\$217,500 · Nov 21, 2002

Est. Owner Equity

\$43,483

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$3,455 (2025)
Assessed Value	\$321,286
Previous Assessed	\$314,988

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

36
FLOOD

48
WILDFIRE

61
HEAT

45
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 27, 2021	Financing	Intrafamily Transfer			\$375K
Nov 21, 2002	Resale	Grant Deed	\$217,500	\$188	\$174K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin Elementary School	Elementary	KG–6	0.2 mi
Spring View Middle School	Middle	7–8	0.8 mi
Rocklin High School	High	9–12	2.0 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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