

Single Family Residence **RESIDENTIAL**

4520 ASCENSION ST

ROCKLIN, CA 95677

\$697,412 TopHap Estimate · \$299 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,333 ft²

LIVING AREA

0.33 ac

LOT SIZE

1977

YEAR BUILT

2

PARKING

VALUATION

\$697K

\$666K low

\$729K high

Est. Owner Equity

\$582,412

Loan-to-Value

17%

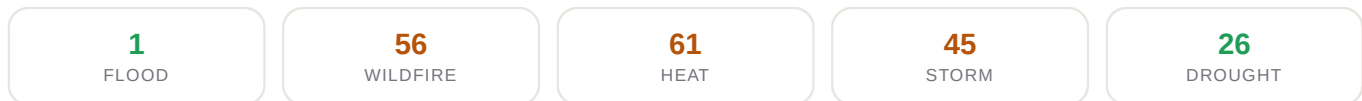
TAX & ASSESSMENT

Property Tax	\$2,248 (2025)
Assessed Value	\$208,523
Previous Assessed	\$204,435

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	PLACER
Lot (acres)	0.33
Construction	Frame (Unspecified)
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 24, 2020	Quitclaim	Quit Claim Transfer			
Oct 24, 2020	Quitclaim	Quit Claim Transfer			
Nov 16, 2004	Quitclaim	Quit Claim Transfer			
Nov 16, 2004	Quitclaim	Quit Claim Transfer			\$165K
Dec 19, 2002	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Spring View Middle School	Middle	7–8	0.5 mi
Parker Whitney Elementary School	Elementary	KG–6	0.6 mi
Rocklin High School	High	9–12	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 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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