

Single Family Residence **RESIDENTIAL**

6155 WOODSIDE DR

ROCKLIN, CA 95677

\$510,192 TopHap Estimate · \$341 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,498 ft²

LIVING AREA

0.15 ac

LOT SIZE

1966

YEAR BUILT

2

PARKING

VALUATION

\$510K

\$499K low

\$521K high

Last Sale

\$457,500 · Apr 21, 2021

Est. Owner Equity

\$188,192

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax	\$5,487 (2025)
Assessed Value	\$505,114
Previous Assessed	\$495,211

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.15
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

1
WILDFIRE

26
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 1, 2023	Financing	Intrafamily Transfer			
Apr 19, 2021	Resale	Grant Deed	\$457,500	\$305	\$322K
Jan 4, 2016	Resale	Grant Deed	\$313,000	\$209	\$307K
Apr 3, 2015	Resale	Grant Deed	\$300,000	\$200	\$285K
Apr 3, 2015	Quitclaim	Quit Claim Transfer			
Aug 6, 2014	Non-arms-length	Trustees Deed	\$210,000	\$140	
May 16, 2013	Quitclaim	Quit Claim Transfer			
Jan 31, 2013	Quitclaim	Quit Claim Transfer			
Aug 27, 2008	Resale	Grant Deed	\$215,000	\$144	\$212K
Aug 29, 2008	Recorded document	Grant Deed			
Nov 30, 2005	Quitclaim	Quit Claim Transfer			

Oct 5, 2005	Quitclaim	Quit Claim Transfer
Jun 26, 2002	Quitclaim	Quit Claim Transfer

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Spring View Middle School	Middle	7–8	1.3 mi
Rocklin Elementary School	Elementary	KG–6	1.4 mi
Rocklin High School	High	9–12	2.6 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
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
-----------	----------------