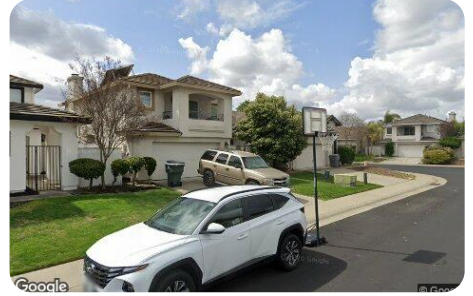


Single Family Residence **RESIDENTIAL**

2820 KEY CT

ROCKLIN, CA 95765

\$638,855 TopHap Estimate · \$327 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,951 ft²

LIVING AREA

4,343 ft²

LOT SIZE

2000

YEAR BUILT

2

PARKING

VALUATION

\$639K

\$596K low

\$682K high

Last Sale

\$585,000 · May 2, 2023

Est. Owner Equity

\$383,855

Loan-to-Value

39%

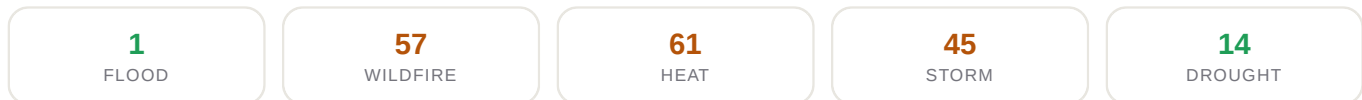
TAX & ASSESSMENT

Property Tax	\$7,078 (2025)
Assessed Value	\$620,806
Previous Assessed	\$608,634

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.10
Construction	Frame (Unspecified)
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 28, 2023	Resale	Grant Deed	\$585,000	\$300	\$255K
Nov 26, 2012	Resale	Grant Deed	\$289,000	\$148	\$298K
Jun 11, 2009	Resale	Grant Deed	\$264,000	\$135	\$211K
Sep 21, 2000	Resale	Grant Deed	\$223,500	\$115	\$61K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Breen Elementary School	Elementary	KG–6	0.3 mi
Rocklin High School	High	9–12	0.6 mi
Granite Oaks Middle School	Middle	7–8	0.7 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 95765

18 CRIME INDEX	82 AIR POLLUTION	45,567 POPULATION	\$126K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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