

Single Family Residence **RESIDENTIAL**

2850 KEY CT

ROCKLIN, CA 95765

\$662,158 TopHap Estimate · \$339 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,951 ft²

LIVING AREA

0.2 ac

LOT SIZE

2000

YEAR BUILT

2

PARKING

VALUATION

\$662K

\$604K low

\$720K high

Last Sale

\$244,500 · Sep 19, 2000

Est. Owner Equity

\$125,808

Loan-to-Value

81%

TAX & ASSESSMENT

Property Tax	\$4,665 (2025)
Assessed Value	\$401,620
Previous Assessed	\$393,746

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.20
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

43
FLOOD

56
WILDFIRE

14
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 27, 2022	Financing	Intrafamily Transfer			

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	Owner occupied
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