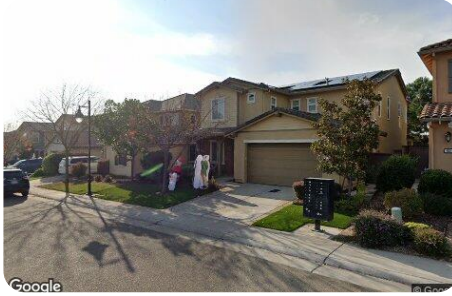
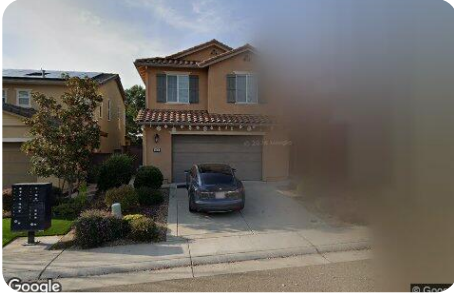


Single Family Residence **RESIDENTIAL**

854 CALICO DR

ROCKLIN, CA 95765

\$786,021 TopHap Estimate · \$307 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,561 ft²

LIVING AREA

0.11 ac

LOT SIZE

2013

YEAR BUILT

2

PARKING

VALUATION

\$786K

\$738K low

\$834K high

Last Sale

\$522,000 · Feb 27, 2018

Est. Owner Equity

\$21

Loan-to-Value

99%

TAX & ASSESSMENT

Property Tax	\$9,751 (2025)
Assessed Value	\$614,810
Previous Assessed	\$602,756

PROPERTY FACTS

Property Type	Single Family Residence
County	PLACER
Lot (acres)	0.12
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	70 WILDFIRE	60 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 1, 2020	Financing	Intrafamily Transfer			\$486K
Feb 2, 2018	Resale	Grant Deed	\$522,000	\$204	
Feb 22, 2018	Financing	Intrafamily Transfer			
Feb 15, 2018	Quitclaim	Quit Claim Transfer			
Jan 11, 2018	Resale	Grant Deed	\$522,000	\$204	
Aug 12, 2016	Financing	Intrafamily Transfer			\$400K
Apr 29, 2014	Resale	Grant Deed	\$470,000	\$184	\$376K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Whitney High School	High	9–12	0.3 mi
Sunset Ranch Elementary School	Elementary	KG–6	0.7 mi
Granite Oaks Middle School	Middle	7–8	1.9 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 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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