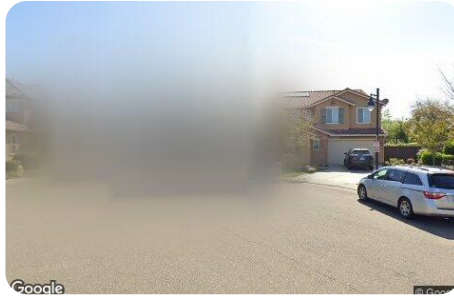


Single Family Residence **RESIDENTIAL**

896 CALICO CT

ROCKLIN, CA 95765

\$777,915 TopHap Estimate · \$304 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,561 ft²

LIVING AREA

0.11 ac

LOT SIZE

2015

YEAR BUILT

2

PARKING

VALUATION

\$778K

\$726K low

\$829K high

Last Sale

\$509,500 · Dec 11, 2015

Est. Owner Equity

\$309,415

Loan-to-Value

58%

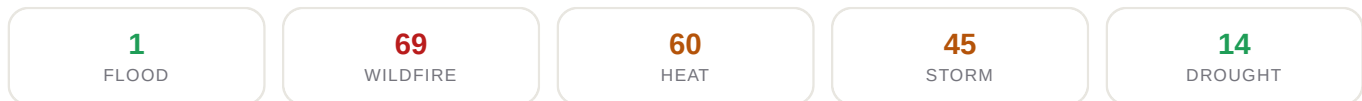
TAX & ASSESSMENT

Property Tax	\$10,144 (2025)
Assessed Value	\$651,692
Previous Assessed	\$638,914

PROPERTY FACTS

Property Type	Single Family Residence
County	PLACER
Lot (acres)	0.11
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 1, 2015	Resale	Grant Deed	\$509,500	\$199	\$408K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Whitney High School	High	9–12	0.5 mi
Sunset Ranch Elementary School	Elementary	KG–6	0.6 mi
Granite Oaks Middle School	Middle	7–8	1.8 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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