

Single Family Residence **RESIDENTIAL**

3052 STRAND RD

ROCKLIN, CA 95765

\$690,425 TopHap Estimate · \$278 / ft² · confidence 96 · as of Jul 14, 2026



4
BEDS

2.5
BATHS

2,485 ft²
LIVING AREA

0.15 ac
LOT SIZE

1990
YEAR BUILT

8
ROOMS

2
PARKING

VALUATION

\$690K

\$663K low

\$718K high

Last Sale

\$690,000 · Sep 26, 2025

Est. Owner Equity

\$111,175

Loan-to-Value

84%

TAX & ASSESSMENT

Property Tax	\$6,894 (2025)
Assessed Value	\$690,000
Previous Assessed	\$620,274

PROPERTY FACTS

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

CLIMATE RISK

1
FLOOD

48
WILDFIRE

60
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 22, 2025	Resale	Grant Deed	\$690,000	\$278	\$579K
Nov 19, 2020	Quitclaim	Quit Claim Transfer			
Mar 3, 2009	Quitclaim	Quit Claim Transfer			
Aug 12, 2004	Resale	Grant Deed	\$445,000	\$179	\$298K
Sep 4, 2001	Quitclaim	Quit Claim Transfer			\$34K
Feb 20, 2001	Quitclaim	Quit Claim Transfer			\$226K
May 21, 1993	Resale	Grant Deed	\$203,000	\$82	\$183K
May 1, 1991	Resale	Grant Deed	\$210,000	\$85	\$189K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.2 mi
Rocklin High School	High	9–12	1.2 mi
Granite Oaks Middle School	Middle	7–8	1.5 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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