

Single Family Residence **RESIDENTIAL**

4842 ECHO RIDGE RD

ROCKLIN, CA 95677

\$1,338,623 TopHap Estimate · \$390 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,430 ft²
LIVING AREA

0.43 ac
LOT SIZE

1998

YEAR BUILT

2

PARKING

VALUATION

\$1.3M

\$1.3M low

\$1.4M high

Last Sale

\$1,468,000 · Jul 23, 2021

Est. Owner Equity

\$988,623

Loan-to-Value

25%

TAX & ASSESSMENT

Property Tax	\$14,230 (2025)
Assessed Value	\$1,326,034
Previous Assessed	\$1,300,034

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.43
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1
FLOOD

72
WILDFIRE

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 18, 2021	Financing	Intrafamily Transfer			
Jul 21, 2021	Resale	Grant Deed	\$1,468,000	\$428	\$250K
May 28, 2009	Recorded document	Grant Deed			
Dec 21, 2005	Quitclaim	Quit Claim Transfer			
Dec 21, 2005	Non-arms-length	Grant Deed	\$900,000	\$262	\$675K
Apr 28, 2005	Quitclaim	Quit Claim Transfer			
Feb 10, 2004	Quitclaim	Quit Claim Transfer			
Feb 9, 2004	Quitclaim	Quit Claim Transfer			\$383K
Feb 19, 1998	Financing	Grant Deed			\$35K
Oct 24, 1997	Resale	Grant Deed	\$263,000	\$77	\$209K
Jul 9, 1997	Financing	Grant Deed			\$577K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.5 mi
Spring View Middle School	Middle	7–8	2.1 mi
Whitney High School	High	9–12	5.9 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 95677

99 CRIME INDEX	86 AIR POLLUTION	27,336 POPULATION	\$104K 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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