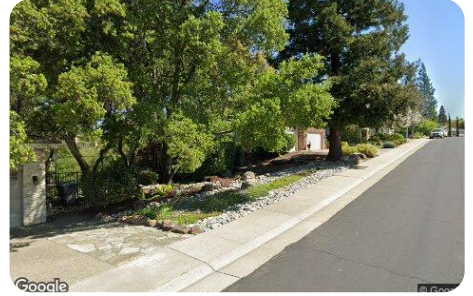


Single Family Residence **RESIDENTIAL**

4821 ECHO RIDGE RD

ROCKLIN, CA 95677

\$1,077,996 TopHap Estimate · \$360 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,998 ft²

LIVING AREA

0.72 ac

LOT SIZE

1997

YEAR BUILT

3

PARKING

VALUATION

\$1.1M

\$1M low

\$1.1M high

Last Sale

\$611,500 · Mar 11, 2013

Est. Owner Equity

\$677,996

Loan-to-Value

35%

TAX & ASSESSMENT

Property Tax	\$8,378 (2025)
Assessed Value	\$777,067
Previous Assessed	\$761,832

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.72
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
May 22, 2020	Financing	Intrafamily Transfer			\$400K
Mar 12, 2013	Quitclaim	Quit Claim Transfer			
Feb 21, 2013	Resale	Grant Deed	\$611,500	\$204	\$475K
Nov 18, 2005	Quitclaim	Quit Claim Transfer			
Jun 23, 2005	Resale	Grant Deed	\$945,000	\$315	\$709K
Jan 29, 1997	Resale	Grant Deed	\$290,500	\$97	\$261K
Oct 22, 1996	Financing	Grant Deed			\$386K
Jun 30, 1995	Financing	Grant Deed			\$3.9M
Jan 9, 1995	Recorded document	Trustees Deed			
Jan 9, 1995	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.3 mi
Spring View Middle School	Middle	7–8	2.0 mi
Whitney High School	High	9–12	5.8 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 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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