

Single Family Residence

RESIDENTIAL

4844 ECHO RIDGE RD

ROCKLIN, CA 95677

\$767,952 TopHap Estimate · \$358 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,148 ft²

LIVING AREA

0.31 ac

LOT SIZE

1997

YEAR BUILT

2

PARKING

VALUATION

\$768K

\$722K low

\$814K high

Last Sale

\$530,000 · Dec 2, 2005

Est. Owner Equity

\$452,952

Loan-to-Value

42%

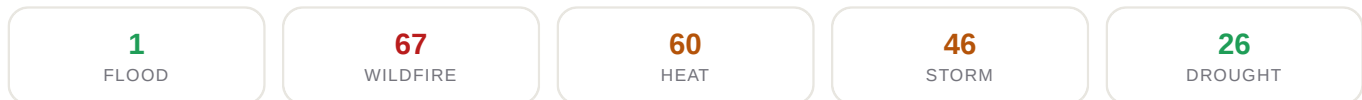
TAX & ASSESSMENT

Property Tax	\$8,046 (2025)
Assessed Value	\$738,758
Previous Assessed	\$724,274

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.31
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 3, 2021	Financing	Intrafamily Transfer			\$315K
Nov 29, 2005	Resale	Grant Deed	\$530,000	\$247	\$88K
Mar 20, 2001	Quitclaim	Quit Claim Transfer			
Mar 20, 2001	Quitclaim	Quit Claim Transfer			
Dec 5, 1997	Resale	Grant Deed	\$235,000	\$109	
Jun 10, 1997	Financing	Grant Deed			\$359K

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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