

Duplex (2 Units, Any Combination)

RESIDENTIAL

4634 LONGVIEW DR

ROCKLIN, CA 95677



4

BEDS

3

BATHS

3,367 ft²

LIVING AREA

0.33 ac

LOT SIZE

1998

YEAR BUILT

2

PARKING

VALUATION

Last Sale

\$542,000 · Apr 11, 2014

TAX & ASSESSMENT

Property Tax	\$9,458 (2025)
Assessed Value	\$874,045
Previous Assessed	\$856,908

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Contemporary
County	PLACER
Lot (acres)	0.33
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	66 WILDFIRE	60 HEAT	46 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 8, 2014	Resale	Grant Deed	\$542,000	\$161	\$387K
Nov 19, 2012	Quitclaim	Quit Claim Transfer			
Aug 20, 2012	Quitclaim	Quit Claim Transfer			
Aug 20, 2012	Quitclaim	Quit Claim Transfer			\$283K
May 23, 2007	Resale	Grant Deed	\$595,000	\$177	\$300K
Dec 18, 2002	Quitclaim	Quit Claim Transfer			\$251K
Dec 18, 2002	Quitclaim	Quit Claim Transfer			
Sep 14, 2001	Recorded document	Grant Deed			
Sep 14, 2001	Quitclaim	Quit Claim Transfer			
Jan 22, 2001	Recorded document	Grant Deed			
Apr 2, 1999	Quitclaim	Quit Claim Transfer			
Jun 15, 1998	Resale	Grant Deed	\$282,000	\$84	\$225K
Dec 31, 1997	Financing	Grant Deed			\$574K
Nov 26, 1997	Financing	Grant Deed			\$594K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.4 mi
Spring View Middle School	Middle	7–8	2.0 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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