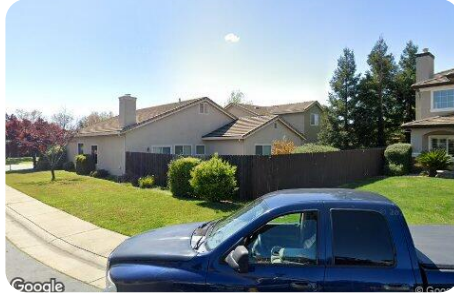


Single Family Residence **RESIDENTIAL**

# 6513 JACKSON CT

ROCKLIN, CA 95765

**\$690,817** TopHap Estimate · \$297 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**2,326 ft<sup>2</sup>**

LIVING AREA

**0.16 ac**

LOT SIZE

**2002**

YEAR BUILT

**2**

PARKING

## VALUATION

**\$691K**

\$668K low

\$713K high

Last Sale

**\$300,000 · Apr 14, 2010**

Est. Owner Equity

**\$690,817**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$5,008 (2025) |
| Assessed Value    | \$394,974      |
| Previous Assessed | \$387,231      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Bungalow                |
| County        | PLACER                  |
| Lot (acres)   | 0.16                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

## CLIMATE RISK

**10**  
FLOOD

**41**  
WILDFIRE

**59**  
HEAT

**45**  
STORM

**14**  
DROUGHT

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

## TRANSACTION HISTORY

| DATE                | TYPE      | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|---------------------|-----------|---------------------|-----------|--------------------|--------|
| <b>Apr 5, 2010</b>  | Quitclaim | Quit Claim Transfer |           |                    |        |
| <b>Apr 2, 2010</b>  | Resale    | Grant Deed          | \$300,000 | \$129              |        |
| <b>Jun 23, 2006</b> | Resale    | Grant Deed          | \$455,000 | \$196              | \$364K |
| <b>Feb 27, 2003</b> | Resale    | Grant Deed          | \$316,500 | \$136              | \$284K |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| <b>Ruhkala Elementary School</b> | Elementary | KG–6   | 0.1 mi   |
| <b>Whitney High School</b>       | High       | 9–12   | 2.4 mi   |
| <b>Spring View Middle School</b> | Middle     | 7–8    | 2.4 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

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>18</b><br>CRIME INDEX | <b>82</b><br>AIR POLLUTION | <b>45,567</b><br>POPULATION | <b>\$126K</b><br>MEDIAN IN-COME | <b>61°F</b><br>AVG TEMP | <b>78%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|