

Single Family Residence **RESIDENTIAL**

6409 EMPEROR CT

ROCKLIN, CA 95765

\$796,586 TopHap Estimate · \$294 / ft² · confidence 97 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

2,714 ft²
LIVING AREA

0.28 ac
LOT SIZE

2001
YEAR BUILT

4
PARKING

VALUATION

\$797K

\$773K low

\$820K high

Last Sale

\$633,000 · May 1, 2006

Est. Owner Equity

\$380,150

Loan-to-Value

52%

TAX & ASSESSMENT

Property Tax	\$8,864 (2025)
Assessed Value	\$777,000
Previous Assessed	\$740,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.28
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

33
WILDFIRE

14
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 18, 2008	Quitclaim	Quit Claim Transfer			
Apr 25, 2006	Resale	Grant Deed	\$633,000	\$233	\$506K
Mar 30, 2006	Quitclaim	Quit Claim Transfer			
Mar 30, 2006	Resale	Grant Deed	\$633,000	\$233	
Oct 29, 2004	Quitclaim	Quit Claim Transfer			
Dec 27, 2001	Resale	Grant Deed	\$360,500	\$133	\$288K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruhkala Elementary School	Elementary	KG–6	0.1 mi
Whitney High School	High	9–12	2.2 mi
Spring View Middle School	Middle	7–8	2.6 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

18 CRIME INDEX	82 AIR POLLUTION	45,567 POPULATION	\$126K 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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