

Single Family Residence **RESIDENTIAL**

5337 THUNDER RIDGE CIR

ROCKLIN, CA 95765

\$906,704 TopHap Estimate · \$308 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,946 ft²

LIVING AREA

0.17 ac

LOT SIZE

1994

YEAR BUILT

3

PARKING

VALUATION

\$907K

\$851K low

\$963K high

Last Sale

\$645,000 · Oct 16, 2020

Est. Owner Equity

\$337,454

Loan-to-Value

66%

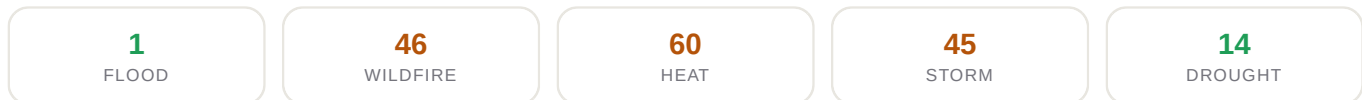
TAX & ASSESSMENT

Property Tax	\$7,911 (2025)
Assessed Value	\$712,129
Previous Assessed	\$698,166

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 16, 2022	Financing	Intrafamily Transfer			
Oct 7, 2020	Resale	Grant Deed	\$645,000	\$219	\$569K
Nov 11, 2016	Quitclaim	Quit Claim Transfer			
Nov 11, 2016	Quitclaim	Quit Claim Transfer			
Jun 2, 2006	Resale	Grant Deed	\$625,000	\$212	
Aug 15, 2006	Resale	Grant Deed	\$625,000	\$212	\$150K
Nov 11, 2005	Resale	Corporation Deed	\$618,000	\$210	\$494K
Jan 11, 2006	Resale	Grant Deed	\$618,000	\$210	
Apr 7, 2003	Resale	Grant Deed	\$439,000	\$149	\$352K
May 10, 2002	Quitclaim	Quit Claim Transfer			
Apr 8, 2002	Quitclaim	Quit Claim Transfer			\$276K

Oct 4, 1999	Quitclaim	Quit Claim Transfer			
Jun 23, 1999	Quitclaim	Quit Claim Transfer			
Jun 30, 1994	Resale	Grant Deed	\$292,000	\$99	\$276K
May 20, 1994	Financing	Grant Deed			\$586K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin High School	High	9–12	0.4 mi
Cobblestone Elementary School	Elementary	KG–6	0.8 mi
Granite Oaks Middle School	Middle	7–8	0.8 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 95765

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

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

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------