

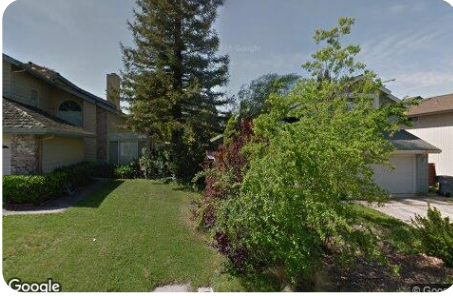
Single Family Residence

**RESIDENTIAL**

**3424 COOK ST**

ROCKLIN, CA 95765

**\$579,374** TopHap Estimate · \$359 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**3**

BEDS

**2.5**

BATHS

**1,614 ft<sup>2</sup>**

LIVING AREA

**0.13 ac**

LOT SIZE

**1988**

YEAR BUILT

**2**

STORIES

**8**

ROOMS

**2**

PARKING

**VALUATION**

**\$579K**

**\$563K low**

**\$596K high**

Last Sale

**\$210,100 · Oct 22, 2012**

Est. Owner Equity

**\$579,374**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$4,794 (2025) |
| Assessed Value    | \$428,528      |
| Previous Assessed | \$420,126      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Bungalow                |
| County        | PLACER                  |
| Lot (acres)   | 0.13                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Wood Shingle            |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

## CLIMATE RISK

|                   |                       |                   |                    |                      |
|-------------------|-----------------------|-------------------|--------------------|----------------------|
| <b>1</b><br>FLOOD | <b>59</b><br>WILDFIRE | <b>60</b><br>HEAT | <b>45</b><br>STORM | <b>14</b><br>DROUGHT |
|-------------------|-----------------------|-------------------|--------------------|----------------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE             | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN    |
|--------------|------------------|---------------------|-----------|--------------------|---------|
| Sep 6, 2017  | Quitclaim        | Quit Claim Transfer |           |                    |         |
| Apr 28, 2017 | Financing        | Grant Deed          |           |                    | \$1000M |
| May 30, 2014 | Financing        | Trustees Deed       |           |                    | \$994M  |
| May 15, 2013 | Quitclaim        | Quit Claim Transfer |           |                    |         |
| Oct 4, 2012  | Foreclosure sale | Trustees Deed       | \$210,100 | \$130              |         |
| Mar 12, 2010 | Resale           | Grant Deed          | \$225,000 | \$139              | \$230K  |
| May 3, 2006  | Resale           | Grant Deed          | \$384,000 | \$238              | \$307K  |
| Mar 23, 2005 | Quitclaim        | Quit Claim Transfer |           |                    |         |
| Mar 15, 2005 | Resale           | Grant Deed          | \$380,000 | \$235              | \$247K  |
| Mar 29, 2002 | Resale           | Grant Deed          | \$168,000 | \$104              | \$85K   |

|              |           |                     |           |      |        |
|--------------|-----------|---------------------|-----------|------|--------|
| Oct 10, 1997 | Resale    | Grant Deed          | \$153,500 | \$95 | \$140K |
| Dec 27, 1995 | Quitclaim | Quit Claim Transfer |           |      | \$138K |
| Jul 11, 1994 | Resale    | Grant Deed          | \$141,500 | \$88 | \$139K |
| Jul 30, 1992 | Quitclaim | Quit Claim Transfer |           |      | \$126K |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| Cobblestone Elementary School | Elementary | KG–6   | 0.5 mi   |
| Rocklin High School           | High       | 9–12   | 0.8 mi   |
| Granite Oaks Middle School    | Middle     | 7–8    | 1.2 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<br>CRIME INDEX | 82<br>AIR POLLUTION | 45,567<br>POPULATION | \$126K<br>MEDIAN IN-COME | 61°F<br>AVG TEMP | 78%<br>SUNSHINE |
|-------------------|---------------------|----------------------|--------------------------|------------------|-----------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|