

Single Family Residence **RESIDENTIAL**

4905 FROG HOLLOW PL

ROCKLIN, CA 95677

\$1,197,992 TopHap Estimate · \$394 / ft² · confidence 93 · as of Jul 14, 2026

4
BEDS

2.5
BATHS

3,042 ft²
LIVING AREA

0.25 ac
LOT SIZE

2018
YEAR BUILT

2
PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.3M high

Last Sale

\$804,500 · Jun 29, 2018

Est. Owner Equity

\$691,992

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax

\$10,176 (2025)

Assessed Value

\$933,481

Previous Assessed

\$915,178

PROPERTY FACTS

Property Type	Single Family Residence
County	PLACER
Lot (acres)	0.25
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	No

CLIMATE RISK

1 FLOOD	79 WILDFIRE	61 HEAT	46 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 28, 2018	Resale	Grant Deed	\$804,500	\$264	\$455K
Jun 12, 2017	Financing	Loan Modification			\$8M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Loomis Grammar Elementary School	Elementary	KG–8	1.9 mi
Del Oro High School	High	9–12	2.3 mi

District: Placer Union High 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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