

Single Family Residence **RESIDENTIAL**

4404 ROCKY TOP CT

ROCKLIN, CA 95677

\$1,664,668 TopHap Estimate · \$434 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

3,837 ft²

LIVING AREA

2022

YEAR BUILT

2

PARKING

VALUATION

\$1.7M

\$1.5M low

\$1.8M high

Last Sale

\$1,482,000 · Dec 30, 2022

Est. Owner Equity

\$479,249

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$20,936 (2025)
Assessed Value	\$1,652,060
Previous Assessed	\$1,619,667

PROPERTY FACTS

Property Type	Single Family Residence
County	PLACER
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	70 WILDFIRE	61 HEAT	45 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 25, 2023	Financing	Intrafamily Transfer			
Dec 29, 2022	Resale	Grant Deed	\$1,482,000	\$386	\$1M
Dec 16, 2021	Resale	Grant Deed	\$2,087,500	\$544	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin High School	High	9–12	1.1 mi
Spring View Middle School	Middle	7–8	1.2 mi
Parker Whitney Elementary School	Elementary	KG–6	1.7 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 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	Absentee owner
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