

Single Family Residence **RESIDENTIAL**

3348 GROUSE RIDGE CT

ROCKLIN, CA 95765

\$864,664 TopHap Estimate · confidence 79 · as of Jul 14, 2026



VALUATION

\$865K

\$680K low

\$1M high

Last Sale	\$840,000 · Jun 6, 2025
Est. Owner Equity	\$405,894
Loan-to-Value	53%

TAX & ASSESSMENT

Property Tax	\$6,155 (2025)
Assessed Value	\$846,284
Previous Assessed	\$296,868

PROPERTY FACTS

Property Type	Single Family Residence
County	PLACER
Pool	No

CLIMATE RISK

1 FLOOD	72 WILDFIRE	61 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 13, 2025	Resale	Grant Deed	\$840,000		\$459K
Nov 4, 2022	Resale	Grant Deed	\$8,670,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Quarry Trail Elementary School	Elementary	KG–6	0.2 mi
Granite Oaks Middle School	Middle	7–8	1.1 mi
Whitney High School	High	9–12	1.4 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



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

OWNERSHIP

Occupancy	Owner occupied
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