

Single Family Residence **RESIDENTIAL**

6307 CRIMSON RIDGE DR

ROCKLIN, CA 95765

\$704,121 TopHap Estimate · \$324 / ft² · confidence 97 · as of Jul 14, 2026



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4

BEDS

2.5

BATHS

2,173 ft²

LIVING AREA

0.12 ac

LOT SIZE

2001

YEAR BUILT

2

PARKING

VALUATION

\$704K

\$685K low

\$723K high

Last Sale

\$640,000 · Jul 9, 2021

Est. Owner Equity

\$41,081

Loan-to-Value

94%

TAX & ASSESSMENT

Property Tax	\$8,228 (2025)
Assessed Value	\$692,756
Previous Assessed	\$679,173

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.13
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	60 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
Jul 7, 2021	Resale	Grant Deed	\$640,000	\$295	\$663K
Sep 5, 2014	Resale	Grant Deed	\$380,000	\$175	
Dec 5, 2008	Recorded document	Grant Deed			
Nov 24, 2008	Resale	Grant Deed	\$300,000	\$138	\$296K
Aug 19, 2008	Non-arms-length	Trustees Deed	\$502,955	\$231	
Jul 29, 2005	Resale	Grant Deed	\$512,000	\$236	\$410K
Dec 2, 2002	Quitclaim	Quit Claim Transfer			\$254K
Jan 31, 2002	Resale	Grant Deed	\$252,500	\$116	\$202K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rock Creek Elementary School	Elementary	KG–6	0.4 mi
Spring View Middle School	Middle	7–8	1.7 mi
Whitney High School	High	9–12	2.9 mi

District: Rocklin Unified School District



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

OWNERSHIP

Occupancy	Owner occupied
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