

Single Family Residence

RESIDENTIAL

2323 AMBER FALLS DR

ROCKLIN, CA 95765

\$727,694 TopHap Estimate · \$292 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,495 ft²

LIVING AREA

0.14 ac

LOT SIZE

2000

YEAR BUILT

3

PARKING

VALUATION

\$728K

\$703K low

\$753K high

Last Sale

\$292,500 · Feb 3, 2012

Est. Owner Equity

\$467,694

Loan-to-Value

36%

TAX & ASSESSMENT

Property Tax	\$4,867 (2025)
Assessed Value	\$374,733
Previous Assessed	\$367,386

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

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
Sep 16, 2016	Financing	Intrafamily Transfer			\$255K
Dec 19, 2011	Resale	Grant Deed	\$292,500	\$117	\$278K
Aug 3, 2011	Foreclosure sale	Trustees Deed	\$488,166	\$196	
May 27, 2004	Resale	Grant Deed	\$587,409	\$235	\$397K
Jul 28, 2000	Resale	Trustees Deed	\$259,000	\$104	\$110K
Jul 28, 2000	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rock Creek Elementary School	Elementary	KG–6	0.5 mi
Spring View Middle School	Middle	7–8	1.7 mi
Whitney High School	High	9–12	2.7 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 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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