

Single Family Residence **RESIDENTIAL**

5709 BALFOR RD

ROCKLIN, CA 95765

\$759,185 TopHap Estimate · \$332 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,289 ft²

LIVING AREA

0.17 ac

LOT SIZE

1991

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$759K

\$732K low

\$786K high

Est. Owner Equity

\$80,185

Loan-to-Value

90%

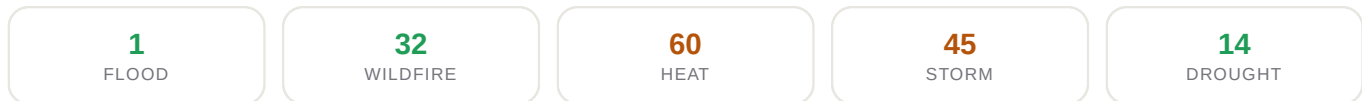
TAX & ASSESSMENT

Property Tax	\$7,843 (2025)
Assessed Value	\$706,000
Previous Assessed	\$701,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 28, 2022	Financing	Intrafamily Transfer			
Mar 24, 2022	Resale	Grant Deed	\$745,000	\$325	\$596K
Sep 28, 2021	Resale	Grant Deed	\$726,500	\$317	
May 19, 2017	Quitclaim	Quit Claim Transfer			
May 24, 2017	Resale	Grant Deed	\$460,000	\$201	\$391K
Jun 15, 2012	Recorded document	Grant Deed			
Jun 14, 2012	Resale	Grant Deed	\$292,500	\$128	\$287K
Jun 16, 2011	Recorded document	Grant Deed			
Sep 30, 2010	Foreclosure sale	Trustees Deed	\$322,614	\$141	
Feb 28, 2011	Resale	Grant Deed	\$245,000	\$107	\$221K

Sep 30, 2010	Foreclosure sale	Trustees Deed	\$322,614	\$141	
Jul 1, 2004	Resale	Grant Deed	\$445,000	\$194	\$378K
May 8, 1991	Resale	Grant Deed	\$205,000	\$90	\$142K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Twin Oaks Elementary School	Elementary	KG–6	0.1 mi
Rocklin High School	High	9–12	0.9 mi
Granite Oaks Middle School	Middle	7–8	1.1 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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