

Single Family Residence **RESIDENTIAL**

5764 TERRACE DR

ROCKLIN, CA 95765

\$589,811 TopHap Estimate · \$374 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,577 ft²

LIVING AREA

0.13 ac

LOT SIZE

1987

YEAR BUILT

2

PARKING

VALUATION

\$590K

\$557K low

\$622K high

Last Sale

\$446,000 · Oct 30, 2020

Est. Owner Equity

\$151,890

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$5,399 (2025)
Assessed Value	\$492,417
Previous Assessed	\$482,763

PROPERTY FACTS

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

CLIMATE RISK

1
FLOOD

57
WILDFIRE

60
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 28, 2020	Resale	Grant Deed	\$446,000	\$283	\$438K
Mar 15, 2017	Quitclaim	Quit Claim Transfer			
Dec 18, 2012	Quitclaim	Quit Claim Transfer			
Dec 18, 2012	Resale	Grant Deed	\$182,000	\$115	\$137K
Feb 7, 2007	Quitclaim	Quit Claim Transfer			
May 21, 2004	Resale	Grant Deed	\$325,000	\$206	\$259K
May 19, 2004	Quitclaim	Quit Claim Transfer			
Aug 27, 1996	Resale	Grant Deed	\$133,000	\$84	\$58K
Jul 16, 1993	Quitclaim	Quit Claim Transfer			\$101K
Jul 18, 1990	Resale	Trustees Deed	\$175,000	\$111	
Jul 18, 1990	Resale	Trustees Deed	\$175,000	\$111	\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.2 mi
Rocklin High School	High	9–12	1.1 mi
Granite Oaks Middle School	Middle	7–8	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

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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