

Single Family Residence **RESIDENTIAL**

3258 OUTLOOK DR

ROCKLIN, CA 95765

\$657,599 TopHap Estimate · \$362 / ft² · confidence 98 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,818 ft²
LIVING AREA

0.14 ac
LOT SIZE

1989
YEAR BUILT

2
PARKING

VALUATION

\$658K

\$645K low

\$670K high

Last Sale

\$632,000 · Oct 5, 2022

Est. Owner Equity

\$44,559

Loan-to-Value

94%

TAX & ASSESSMENT

Property Tax	\$6,989 (2025)
Assessed Value	\$633,000
Previous Assessed	\$622,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.14
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

32
WILDFIRE

60
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 22, 2022	Resale	Grant Deed	\$632,000	\$348	\$613K
May 24, 2022	Resale	Grant Deed	\$750,000	\$413	\$512K
Jul 25, 2014	Quitclaim	Quit Claim Transfer			
Jul 25, 2014	Financing	Intrafamily Transfer			\$203K
Apr 24, 2013	Quitclaim	Quit Claim Transfer			
May 21, 2010	Quitclaim	Quit Claim Transfer			
May 20, 2010	Resale	Grant Deed	\$239,000	\$131	\$213K
Jul 13, 2005	Resale	Grant Deed	\$445,000	\$245	\$356K
Jul 30, 2001	Resale	Grant Deed	\$254,500	\$140	\$204K
Jan 28, 1998	Financing	Grant Deed			\$148K
Oct 7, 1994	Quitclaim	Quit Claim Transfer	\$8,681	\$5	

Sep 23, 1994	Quitclaim	Quit Claim Transfer			
Nov 10, 1993	Resale	Grant Deed	\$173,500	\$95	\$156K
Feb 3, 1992	Quitclaim	Quit Claim Transfer			\$146K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.3 mi
Rocklin High School	High	9–12	0.8 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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