

Single Family Residence

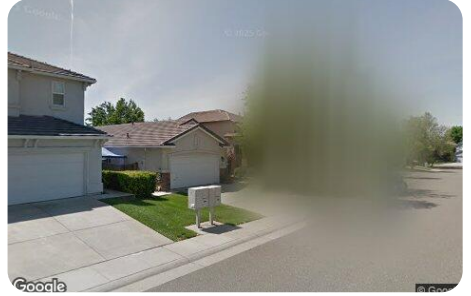
RESIDENTIAL

5209 BAY ST

ROCKLIN, CA 95765

\$595,099

TopHap Estimate · \$318 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,870 ft²

LIVING AREA

0.13 ac

LOT SIZE

1999

YEAR BUILT

2

PARKING

VALUATION

\$595K

\$576K low

\$615K high

Last Sale

\$395,000 · Apr 4, 2017

Est. Owner Equity

\$249,574

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$5,548 (2025)
Assessed Value	\$487,553
Previous Assessed	\$477,994

PROPERTY FACTS

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

CLIMATE RISK

1 FLOOD	50 WILDFIRE	61 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
Feb 6, 2026	Financing	Intrafamily Transfer			
Sep 23, 2020	Financing	Intrafamily Transfer			\$312K
Dec 12, 2019	Financing	Correction Deed			\$305K
Mar 28, 2017	Resale	Grant Deed	\$395,000	\$211	\$316K
Feb 1, 2005	Quitclaim	Quit Claim Transfer			
Jun 30, 2004	Resale	Grant Deed	\$382,000	\$204	\$300K
Jul 30, 1999	Non-arms-length	Grant Deed	\$155,000	\$83	\$154K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Breen Elementary School	Elementary	KG–6	0.1 mi
Granite Oaks Middle School	Middle	7–8	0.3 mi

Rocklin High School	High	9–12	0.4 mi
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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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