

Single Family Residence

RESIDENTIAL

424 RUSTIC RANCH CT

LINCOLN, CA 95648

\$613,000 TopHap Estimate · \$370 / ft² · confidence 95 · as of Jul 14, 2026

2

BEDS

2

BATHS

1,655 ft²

LIVING AREA

0.15 ac

LOT SIZE

2003

YEAR BUILT

2

PARKING

VALUATION

\$613K

\$582K low

\$644K high

Last Sale

\$470,000 · Jul 24, 2017

Est. Owner Equity

\$0

Loan-to-Value

120%

TAX & ASSESSMENT

Property Tax

\$5,578 (2025)

Assessed Value

\$545,469

Previous Assessed

\$534,775

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	PLACER
Lot (acres)	0.15
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	65 WILDFIRE	63 HEAT	44 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 20, 2017	Resale	Grant Deed	\$470,000	\$284	
Mar 13, 2017	Resale	Grant Deed	\$465,000	\$281	
Dec 30, 2003	Resale	Grant Deed	\$305,500	\$185	\$244K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Twelve Bridges Elementary School	Elementary	KG–5	2.5 mi
Twelve Bridges Middle School	Middle	6–8	2.7 mi
Twelve Bridges High School	High	9–12	3.2 mi

District: Western Placer 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 95648

46 CRIME INDEX	84 AIR POLLUTION	60,706 POPULATION	\$107K 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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