

Single Family Residence **RESIDENTIAL**

4616 STUART PL

ROCKLIN, CA 95765

\$579,657 TopHap Estimate · \$404 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,434 ft²

LIVING AREA

0.15 ac

LOT SIZE

1994

YEAR BUILT

2

PARKING

VALUATION

\$580K

\$568K low

\$591K high

Last Sale

\$127,000 · Oct 2, 2024

Est. Owner Equity

\$89,657

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$3,850 (2025)
Assessed Value	\$347,138
Previous Assessed	\$340,332

PROPERTY FACTS

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

CLIMATE RISK

1 FLOOD	59 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
Aug 20, 2024	Non-arms-length	Grant Deed	\$127,000	\$89	\$192K
Feb 28, 2003	Resale	Grant Deed	\$235,000	\$164	\$212K
Jun 8, 2001	Quitclaim	Quit Claim Transfer			
May 30, 2001	Quitclaim	Quit Claim Transfer			
May 30, 2001	Resale	Grant Deed	\$225,000	\$157	\$180K
Sep 14, 1993	Resale	Grant Deed	\$132,000	\$92	\$134K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Granite Oaks Middle School	Middle	7–8	0.3 mi
Breen Elementary School	Elementary	KG–6	0.7 mi
Rocklin High School	High	9–12	0.7 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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