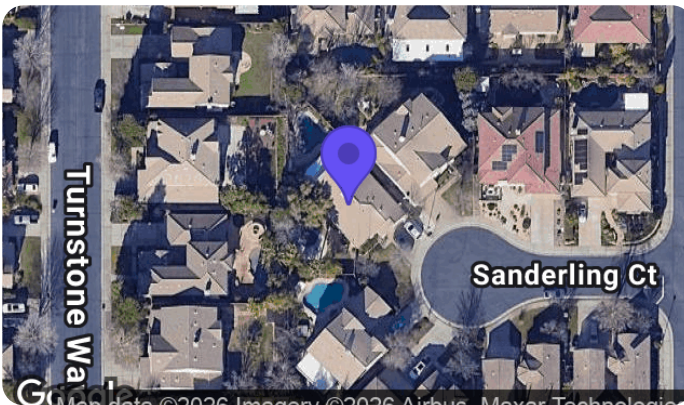


Single Family Residence **RESIDENTIAL**

1930 SANDERLING CT

ROCKLIN, CA 95765

\$603,567 TopHap Estimate · \$358 / ft² · confidence 94 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,687 ft²
LIVING AREA

0.19 ac
LOT SIZE

2003
YEAR BUILT

2
PARKING

VALUATION

\$604K

\$566K low

\$641K high

Last Sale

\$535,000 · Apr 20, 2020

Est. Owner Equity

\$126,567

Loan-to-Value

78%

TAX & ASSESSMENT

Property Tax	\$7,255 (2025)
Assessed Value	\$601,796
Previous Assessed	\$585,095

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.19
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1
FLOOD

33
WILDFIRE

59
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

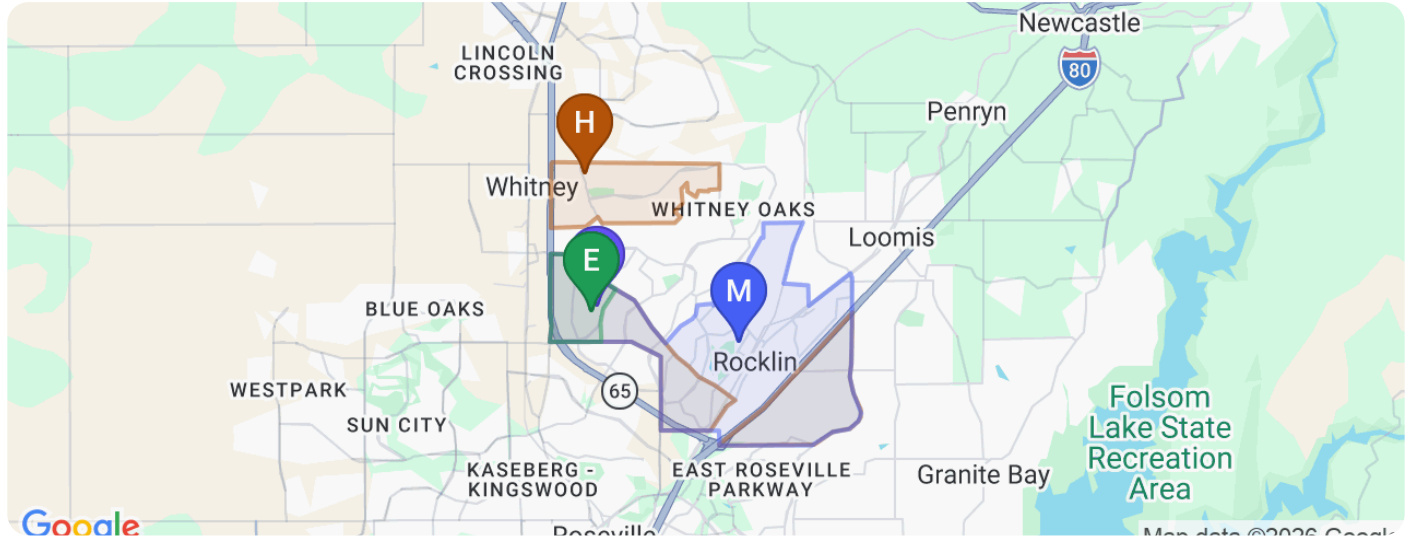
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 6, 2020	Resale	Grant Deed	\$535,000	\$317	\$477K
May 2, 2013	Resale	Grant Deed	\$302,000	\$179	\$272K
Apr 11, 2012	Resale	Grant Deed	\$270,000	\$160	\$263K
Dec 12, 2011	Non-arms-length	Trustees Deed	\$244,000	\$145	
Jan 25, 2006	Quitclaim	Quit Claim Transfer			
Jan 25, 2006	Quitclaim	Quit Claim Transfer			
May 5, 2004	Quitclaim	Quit Claim Transfer			\$278K
Apr 10, 2003	Resale	Grant Deed	\$296,155	\$176	\$237K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruhkala Elementary School	Elementary	KG–6	0.1 mi
Whitney High School	High	9–12	2.2 mi
Spring View Middle School	Middle	7–8	2.5 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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