

Single Family Residence **RESIDENTIAL**

4622 LONGVIEW DR

ROCKLIN, CA 95677

\$1,203,998 TopHap Estimate · \$376 / ft² · confidence 90 · as of Jul 14, 2026



5

BEDS

4

BATHS

3,198 ft²

LIVING AREA

0.54 ac

LOT SIZE

1998

YEAR BUILT

2

PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.3M high

Last Sale

\$525,000 · Nov 21, 2003

Est. Owner Equity

\$543,698

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$8,456 (2025)
Assessed Value	\$784,387
Previous Assessed	\$769,008

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.54
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	68 WILDFIRE	60 HEAT	46 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 5, 2005	Quitclaim	Quit Claim Transfer			
May 5, 2005	Quitclaim	Quit Claim Transfer			\$542K
Oct 27, 2004	Quitclaim	Quit Claim Transfer			
Nov 21, 2003	Resale	Grant Deed	\$525,000	\$164	\$420K
Oct 2, 1998	Resale	Grant Deed	\$346,500	\$108	\$277K
Jun 11, 1998	Financing	Grant Deed			\$237K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.3 mi
Spring View Middle School	Middle	7–8	1.9 mi
Whitney High School	High	9–12	5.8 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 95677

99 CRIME INDEX	86 AIR POLLUTION	27,336 POPULATION	\$104K 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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