

Single Family Residence **RESIDENTIAL**

6430 PEGASUS CT

ROCKLIN, CA 95677

\$1,011,370 TopHap Estimate · \$257 / ft² · confidence 94 · as of Jul 14, 2026



6

BEDS

3

BATHS

3,939 ft²

LIVING AREA

0.18 ac

LOT SIZE

2003

YEAR BUILT

2

PARKING

VALUATION

\$1M

\$948K low

\$1.1M high

Last Sale

\$514,000 · Sep 9, 2003

Est. Owner Equity

\$411,370

Loan-to-Value

59%

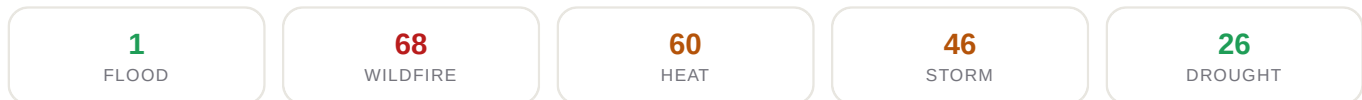
TAX & ASSESSMENT

Property Tax	\$8,727 (2025)
Assessed Value	\$745,325
Previous Assessed	\$730,712

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.18
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.5 mi
Spring View Middle School	Middle	7–8	2.1 mi
Whitney High School	High	9–12	5.9 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.

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 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.

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 OWNERSHIP

Occupancy	Owner occupied
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