

Duplex (2 Units, Any Combination) RESIDENTIAL

3905 PINE ST
ROCKLIN, CA 95677



2
BEDS

1.5
BATHS

1,636 ft²
LIVING AREA

0.17 ac
LOT SIZE

1949
YEAR BUILT

VALUATION

Last Sale \$255,000 · Jun 5, 2003

TAX & ASSESSMENT

Property Tax	\$4,146 (2025)
Assessed Value	\$376,684
Previous Assessed	\$369,299

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Bungalow
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	34 WILDFIRE	61 HEAT	45 STORM	26 DROUGHT
------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 5, 2003	Resale	Grant Deed	\$255,000	\$156	\$204K
Jan 18, 2002	Resale	Grant Deed	\$119,000	\$73	\$52K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin Elementary School	Elementary	KG–6	0.2 mi
Spring View Middle School	Middle	7–8	0.5 mi
Rocklin High School	High	9–12	1.8 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
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------