

Single Family Residence

RESIDENTIAL

5789 RIVER RUN CIR

ROCKLIN, CA 95765

\$548,413 TopHap Estimate · \$327 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,676 ft²

LIVING AREA

0.14 ac

LOT SIZE

1987

YEAR BUILT

2

PARKING

VALUATION

\$548K

\$515K low

\$582K high

Last Sale

\$548,000 · Jul 7, 2025

Est. Owner Equity

\$548,413

TAX & ASSESSMENT

Property Tax	\$5,216 (2025)
Assessed Value	\$548,000
Previous Assessed	\$465,889

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

34
WILDFIRE

60
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 10, 2026	Financing	Grant Deed			
Jul 2, 2025	Resale	Grant Deed	\$548,000	\$327	
Oct 19, 2020	Financing	Intrafamily Transfer			
Nov 11, 2019	Resale	Grant Deed	\$426,000	\$254	\$156K
Jan 9, 2014	Resale	Grant Deed	\$312,000	\$186	\$302K
Oct 26, 2004	Quitclaim	Quit Claim Transfer			
May 21, 2003	Resale	Grant Deed	\$275,000	\$164	\$200K
Jun 20, 1990	Resale	Grant Deed	\$88,000	\$53	\$66K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.1 mi
Rocklin High School	High	9–12	1.1 mi
Granite Oaks Middle School	Middle	7–8	1.5 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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