

Single Family Residence **RESIDENTIAL**

4304 ECHO ROCK LN

ROSEVILLE, CA 95747

\$800,157 TopHap Estimate · \$339 / ft² · confidence 93 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

2,362 ft²
LIVING AREA

0.17 ac
LOT SIZE

1997
YEAR BUILT

2
PARKING

VALUATION

\$800K

\$741K low

\$860K high

Last Sale

\$510,000 · Apr 23, 2003

Est. Owner Equity

\$550,157

Loan-to-Value

29%

TAX & ASSESSMENT

Property Tax	\$7,753 (2025)
Assessed Value	\$753,403
Previous Assessed	\$738,632

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.17
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

65
WILDFIRE

57
HEAT

46
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 14, 2017	Quitclaim	Quit Claim Transfer			
Apr 23, 2003	Resale	Grant Deed	\$510,000	\$216	\$250K
Jan 11, 2001	Quitclaim	Quit Claim Transfer			
Mar 31, 1997	Resale	Grant Deed	\$336,500	\$142	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Quail Glen Elementary School	Elementary	KG–5	0.6 mi
Woodcreek High School	High	9–12	1.1 mi
Silverado Middle School	Middle	6–8	1.6 mi

District: Dry Creek Joint Elementary 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 95747

47 CRIME INDEX	85 AIR POLLUTION	80,171 POPULATION	\$128K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
--------------------------------------	--	---	---	-------------------------------------	------------------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------