

Single Family Residence **RESIDENTIAL**

2831 SPRINGFIELD DR

ROCKLIN, CA 95765

\$638,612 TopHap Estimate · \$323 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,979 ft²

LIVING AREA

0.17 ac

LOT SIZE

1998

YEAR BUILT

2

PARKING

VALUATION

\$639K

\$614K low

\$663K high

Last Sale

\$557,000 · Nov 29, 2021

Est. Owner Equity

\$638,612

TAX & ASSESSMENT

Property Tax	\$6,574 (2025)
Assessed Value	\$576,154
Previous Assessed	\$564,858

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

66
WILDFIRE

62
HEAT

45
STORM

26
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 9, 2024	Financing	Intrafamily Transfer			
Nov 22, 2021	Resale	Grant Deed	\$557,000	\$281	
Jul 19, 2007	Recorded document	Affidavit Of Death			
Jun 4, 2004	Quitclaim	Quit Claim Transfer			
Jun 2, 2003	Resale	Grant Deed	\$305,500	\$154	\$244K
Jun 3, 1999	Resale	Grant Deed	\$225,500	\$114	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Valley View Elementary School	Elementary	KG–6	0.2 mi
Rocklin High School	High	9–12	0.6 mi
Granite Oaks Middle School	Middle	7–8	0.7 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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