

Single Family Residence **RESIDENTIAL**

3104 MONARCH CT

ROCKLIN, CA 95765

\$798,485 TopHap Estimate · \$327 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,441 ft²

LIVING AREA

0.18 ac

LOT SIZE

1994

YEAR BUILT

2

PARKING

VALUATION

\$798K

\$772K low

\$825K high

Last Sale

\$715,000 · Feb 17, 2021

Est. Owner Equity

\$226,485

Loan-to-Value

71%

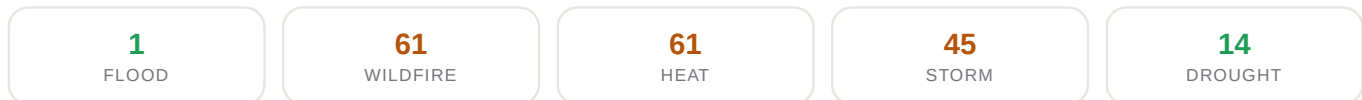
TAX & ASSESSMENT

Property Tax	\$8,640 (2025)
Assessed Value	\$789,414
Previous Assessed	\$773,937

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	In-Ground Pool

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 10, 2021	Resale	Grant Deed	\$715,000	\$293	\$572K
Jun 2, 2014	Resale	Grant Deed	\$427,500	\$175	\$342K
Apr 2, 2002	Resale	Grant Deed	\$352,000	\$144	\$252K
Jun 1, 2001	Resale	Grant Deed	\$360,000	\$147	\$288K
Aug 9, 1993	Resale	Grant Deed	\$204,000	\$84	\$144K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Granite Oaks Middle School	Middle	7–8	0.2 mi
Rocklin High School	High	9–12	0.3 mi
Valley View Elementary School	Elementary	KG–6	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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