

Single Family Residence **RESIDENTIAL**

6504 TIMBERLINE WAY

ROCKLIN, CA 95765

\$846,007 TopHap Estimate · \$242 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,489 ft²

LIVING AREA

0.18 ac

LOT SIZE

2001

YEAR BUILT

2

PARKING

VALUATION

\$846K

\$809K low

\$883K high

Last Sale

\$415,000 · Sep 18, 2014

Est. Owner Equity

\$152,007

Loan-to-Value

85%

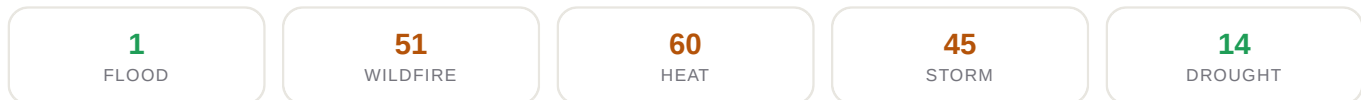
TAX & ASSESSMENT

Property Tax	\$7,374 (2025)
Assessed Value	\$608,806
Previous Assessed	\$596,869

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.17
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
Sep 10, 2014	Resale	Grant Deed	\$415,000	\$119	\$400K
Jun 24, 2002	Resale	Grant Deed	\$401,000	\$115	\$264K
Apr 27, 2001	Resale	Grant Deed	\$354,500	\$102	\$62K
Apr 27, 2001	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rock Creek Elementary School	Elementary	KG–6	0.1 mi
Spring View Middle School	Middle	7–8	2.1 mi
Whitney High School	High	9–12	2.7 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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