

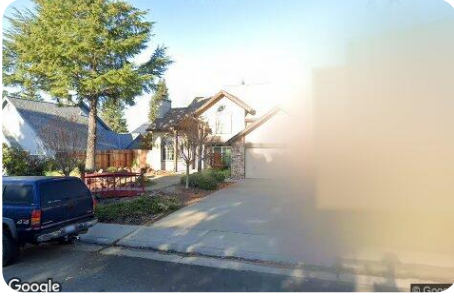
Single Family Residence

RESIDENTIAL

5232 PAR PL

ROCKLIN, CA 95677

\$623,012 TopHap Estimate · \$325 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,919 ft²

LIVING AREA

0.15 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$623K

\$593K low

\$653K high

Last Sale

\$365,000 · Apr 10, 2015

Est. Owner Equity

\$301,512

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$4,878 (2025)
Assessed Value	\$447,437
Previous Assessed	\$438,665

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.15
Construction	Frame (Unspecified)
Roof	Wood Shingle
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	34 WILDFIRE	60 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 7, 2015	Resale	Grant Deed	\$365,000	\$190	\$347K
Dec 27, 2001	Resale	Grant Deed	\$265,000	\$138	\$212K
Sep 2, 1997	Quitclaim	Quit Claim Transfer			
Aug 27, 1997	Quitclaim	Quit Claim Transfer			\$70K
Dec 21, 1995	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Parker Whitney Elementary School	Elementary	KG–6	0.2 mi
Spring View Middle School	Middle	7–8	1.0 mi
Rocklin High School	High	9–12	1.4 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 95677

99 CRIME INDEX	86 AIR POLLUTION	27,336 POPULATION	\$104K 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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