

Single Family Residence **RESIDENTIAL**

2370 AMBER FALLS DR

ROCKLIN, CA 95765

\$905,214 TopHap Estimate · \$283 / ft² · confidence 98 · as of Jul 14, 2026



5
BEDS

3
BATHS

3,196 ft²
LIVING AREA

0.28 ac
LOT SIZE

2000
YEAR BUILT

2
PARKING

VALUATION

\$905K

\$888K low

\$923K high

Last Sale

\$800,000 · Jan 20, 2023

Est. Owner Equity

\$145,214

Loan-to-Value

85%

TAX & ASSESSMENT

Property Tax	\$9,847 (2025)
Assessed Value	\$848,966
Previous Assessed	\$832,320

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.28
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1
FLOOD

51
WILDFIRE

14
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 17, 2023	Resale	Grant Deed	\$800,000	\$250	\$760K
Mar 23, 2018	Quitclaim	Quit Claim Transfer			
May 3, 2007	Quitclaim	Quit Claim Transfer			
Apr 30, 2001	Resale	Grant Deed	\$363,000	\$114	\$275K
Apr 30, 2001	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rock Creek Elementary School	Elementary	KG–6	0.5 mi
Spring View Middle School	Middle	7–8	1.8 mi
Whitney High School	High	9–12	2.5 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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