

Single Family Residence **RESIDENTIAL**

6115 PRESTON CIR

ROCKLIN, CA 95765

\$873,573 TopHap Estimate · \$258 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

3

BATHS

3,390 ft²

LIVING AREA

0.16 ac

LOT SIZE

2000

YEAR BUILT

2

PARKING

VALUATION

\$874K

\$846K low

\$901K high

Last Sale

\$575,500 · Jun 6, 2017

Est. Owner Equity

\$450,573

Loan-to-Value

48%

TAX & ASSESSMENT

Property Tax	\$8,085 (2025)
Assessed Value	\$681,267
Previous Assessed	\$667,910

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.16
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1
FLOOD

35
WILDFIRE

14
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 23, 2017	Quitclaim	Quit Claim Transfer			
Jun 2, 2017	Resale	Grant Deed	\$575,500	\$170	\$460K
Dec 5, 2001	Resale	Grant Deed	\$333,000	\$98	\$266K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruhkala Elementary School	Elementary	KG–6	0.5 mi
Whitney High School	High	9–12	2.0 mi
Spring View Middle School	Middle	7–8	2.4 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 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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