

Single Family Residence **RESIDENTIAL**

4612 STUART PL

ROCKLIN, CA 95765

\$560,400 TopHap Estimate · \$453 / ft² · confidence 97 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,238 ft²
LIVING AREA

0.14 ac
LOT SIZE

1994
YEAR BUILT

1
PARKING

VALUATION

\$560K

\$542K low

\$579K high

Last Sale

\$213,000 · Dec 28, 2001

Est. Owner Equity

\$219,900

Loan-to-Value

64%

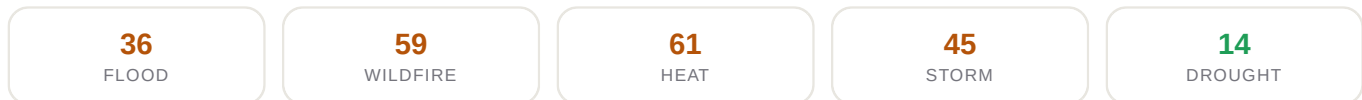
TAX & ASSESSMENT

Property Tax	\$4,189 (2025)
Assessed Value	\$320,785
Previous Assessed	\$314,496

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.14
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 28, 2015	Quitclaim	Quit Claim Transfer			
Dec 28, 2015	Quitclaim	Quit Claim Transfer			\$278K
Aug 8, 2008	Quitclaim	Quit Claim Transfer			
Aug 31, 2004	Financing	Grant Deed			\$60K
Sep 24, 2003	Quitclaim	Quit Claim Transfer			\$203K
Dec 28, 2001	Resale	Grant Deed	\$213,000	\$172	\$170K
Jul 30, 1999	Resale	Grant Deed	\$164,000	\$132	\$148K
Sep 14, 1993	Resale	Grant Deed	\$124,000	\$100	\$123K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Granite Oaks Middle School	Middle	7–8	0.3 mi
Breen Elementary School	Elementary	KG–6	0.7 mi
Rocklin High School	High	9–12	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	Absentee owner
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