

Single Family Residence **RESIDENTIAL**

4809 ECHO RIDGE RD

ROCKLIN, CA 95677

\$997,262 TopHap Estimate · \$303 / ft² · confidence 97 · as of Jul 14, 2026



6

BEDS

4

BATHS

3,288 ft²

LIVING AREA

0.32 ac

LOT SIZE

2001

YEAR BUILT

2

PARKING

VALUATION

\$997K

\$969K low

\$1M high

Last Sale

\$775,000 · Aug 18, 2020

Est. Owner Equity

\$0

Loan-to-Value

248%

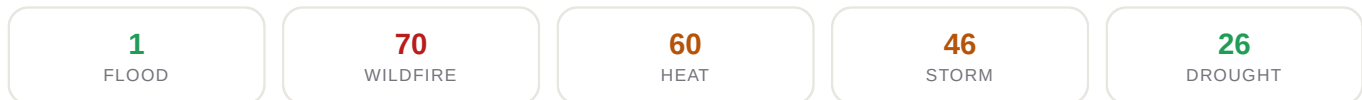
TAX & ASSESSMENT

Property Tax	\$7,682 (2025)
Assessed Value	\$713,463
Previous Assessed	\$699,474

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.32
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 13, 2020	Resale	Grant Deed	\$775,000	\$236	\$150K
Jul 30, 2020	Financing	Intrafamily Transfer			\$455K
Feb 7, 2018	Quitclaim	Quit Claim Transfer			
Oct 26, 2017	Resale	Grant Deed	\$615,000	\$187	\$465K
May 23, 2016	Non-arms-length	Trustees Deed	\$611,150	\$186	
Dec 2, 2002	Quitclaim	Quit Claim Transfer			\$451K
Apr 19, 2001	Financing	Grant Deed			\$319K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.2 mi
Spring View Middle School	Middle	7–8	1.9 mi

Whitney High School	High	9–12	5.8 mi
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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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