

Single Family Residence **RESIDENTIAL**

5711 RIVER RUN CIR

ROCKLIN, CA 95765

\$518,759 TopHap Estimate · \$327 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,584 ft²

LIVING AREA

0.12 ac

LOT SIZE

1989

YEAR BUILT

2

PARKING

VALUATION

\$519K

\$505K low

\$533K high

Last Sale

\$180,000 · Apr 7, 2000

Est. Owner Equity

\$338,759

Loan-to-Value

34%

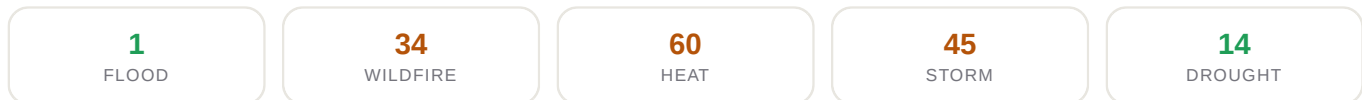
TAX & ASSESSMENT

Property Tax	\$3,158 (2025)
Assessed Value	\$282,159
Previous Assessed	\$276,628

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.12
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
Mar 19, 2004	Quitclaim	Quit Claim Transfer			\$208K
Oct 8, 2002	Non-arms-length	Grant Deed	\$180,000	\$114	\$135K
Apr 7, 2000	Resale	Grant Deed	\$180,000	\$114	\$171K
Feb 25, 1997	Resale	Grant Deed	\$140,000	\$88	\$112K
Dec 21, 1992	Resale	Grant Deed	\$154,000	\$97	\$146K
Feb 27, 1992	Financing	Grant Deed			\$110K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.1 mi
Rocklin High School	High	9–12	1.1 mi
Granite Oaks Middle School	Middle	7–8	1.5 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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