

Single Family Residence **RESIDENTIAL**

3245 OUTLOOK DR

ROCKLIN, CA 95765

\$606,989 TopHap Estimate · \$334 / ft² · confidence 93 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,818 ft²
LIVING AREA

0.14 ac
LOT SIZE

1989
YEAR BUILT

2
PARKING

VALUATION

\$607K

\$562K low

\$652K high

Last Sale

\$1,000 · Nov 14, 2024

Est. Owner Equity

\$606,989

TAX & ASSESSMENT

Property Tax	\$3,532 (2025)
Assessed Value	\$310,069
Previous Assessed	\$303,991

PROPERTY FACTS

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

CLIMATE RISK

1
FLOOD

52
WILDFIRE

60
HEAT

45
STORM

14
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 3, 2024	Resale	Grant Deed	\$1,000	\$1	
Mar 18, 2024	Financing	Intrafamily Transfer			
Oct 14, 2022	Resale	Grant Deed	\$628,000	\$345	\$383K
Mar 30, 2017	Quitclaim	Quit Claim Transfer			
Dec 19, 1991	Quitclaim	Quit Claim Transfer			\$188K
May 9, 1989	Resale	Grant Deed	\$154,000	\$85	\$119K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.3 mi
Rocklin High School	High	9–12	0.8 mi
Granite Oaks Middle School	Middle	7–8	1.1 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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