

Single Family Residence **RESIDENTIAL**

3541 ALDERPOINT CT

ROCKLIN, CA 95765

\$937,527 TopHap Estimate · \$302 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

3,106 ft²

LIVING AREA

0.23 ac

LOT SIZE

2000

YEAR BUILT

2

PARKING

VALUATION

\$938K

\$886K low

\$989K high

Last Sale

\$620,000 · Sep 13, 2016

Est. Owner Equity

\$62,577

Loan-to-Value

97%

TAX & ASSESSMENT

Property Tax	\$7,950 (2025)
Assessed Value	\$733,948
Previous Assessed	\$719,558

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.23
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1
FLOOD

55
WILDFIRE

26
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 8, 2016	Resale	Grant Deed	\$620,000	\$200	\$475K
Dec 19, 2013	Quitclaim	Quit Claim Transfer			
Jun 7, 2000	Resale	Grant Deed	\$320,000	\$103	\$253K
Nov 10, 1999	Resale	Grant Deed	\$73,000	\$24	
May 27, 1998	Resale	Grant Deed	\$68,000	\$22	\$56K
Mar 6, 1996	Resale	Grant Deed	\$49,000	\$16	
Aug 12, 1991	Resale	Grant Deed	\$69,000	\$22	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin High School	High	9–12	0.6 mi
Cobblestone Elementary School	Elementary	KG–6	0.9 mi

Granite Oaks Middle School	Middle	7–8	1.0 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 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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