

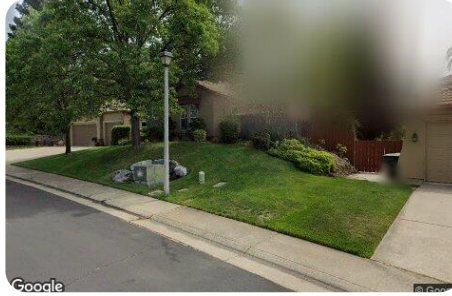
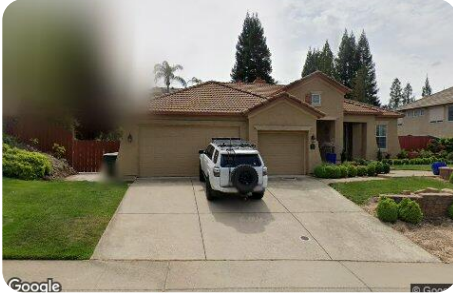
Single Family Residence

RESIDENTIAL

4730 ECHO RIDGE RD

ROCKLIN, CA 95677

\$871,533 TopHap Estimate · \$405 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

2,150 ft²

LIVING AREA

0.29 ac

LOT SIZE

2

PARKING

VALUATION

\$872K

\$809K low

\$934K high

Last Sale

\$287,000 · Feb 23, 2000

Est. Owner Equity

\$520,533

Loan-to-Value

41%

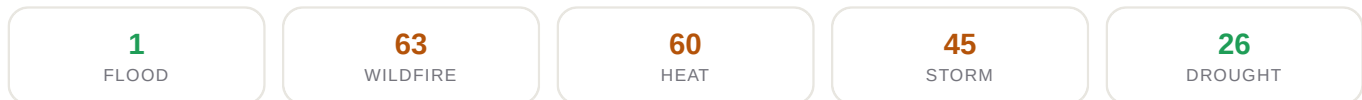
TAX & ASSESSMENT

Property Tax	\$4,790 (2025)
Assessed Value	\$449,250
Previous Assessed	\$440,443

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.29
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
Jan 4, 2011	Quitclaim	Quit Claim Transfer			
Jun 19, 2003	Quitclaim	Quit Claim Transfer			\$246K
Feb 23, 2000	Resale	Grant Deed	\$287,000	\$133	\$218K

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	5.7 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 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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