

Single Family Residence

RESIDENTIAL

2363 AMBER FALLS DR

ROCKLIN, CA 95765

\$689,021 TopHap Estimate · \$322 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,142 ft²

LIVING AREA

0.15 ac

LOT SIZE

2000

YEAR BUILT

2

PARKING

VALUATION

\$689K

\$665K low

\$713K high

Last Sale

\$600,000 · May 18, 2021

Est. Owner Equity

\$689,021

TAX & ASSESSMENT

Property Tax	\$7,796 (2025)
Assessed Value	\$649,458
Previous Assessed	\$636,724

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.15
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
Feb 27, 2024	Financing	Grant Deed			
May 13, 2021	Resale	Grant Deed	\$600,000	\$280	\$400K
Mar 7, 2017	Quitclaim	Quit Claim Transfer			
Dec 12, 2000	Resale	Grant Deed	\$250,000	\$117	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rock Creek Elementary School	Elementary	KG–6	0.5 mi
Spring View Middle School	Middle	7–8	1.8 mi
Whitney High School	High	9–12	2.5 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	Absentee owner
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