

Single Family Residence **RESIDENTIAL**

2403 SCENIC CT

ROCKLIN, CA 95765

\$637,653 TopHap Estimate · \$320 / ft² · confidence 89 · as of Jul 14, 2026

3

BEDS

2

BATHS

1,992 ft²

LIVING AREA

0.21 ac

LOT SIZE

1999

YEAR BUILT

2

PARKING

VALUATION

\$638K

\$565K low

\$710K high

Last Sale

\$640,000 · Aug 1, 2024

Est. Owner Equity

\$637,653

TAX & ASSESSMENT

Property Tax

\$7,391 (2025)

Assessed Value

\$652,800

Previous Assessed

\$640,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.21
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	56 WILDFIRE	62 HEAT	45 STORM	14 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 24, 2024	Resale	Grant Deed	\$640,000	\$321	
May 20, 2019	Resale	Grant Deed	\$515,000	\$259	\$489K
May 12, 2018	Quitclaim	Quit Claim Transfer			
May 12, 2018	Quitclaim	Quit Claim Transfer			\$400K
Jan 11, 2011	Quitclaim	Quit Claim Transfer			
Jan 11, 2011	Quitclaim	Quit Claim Transfer			\$327K
Jun 17, 1999	Resale	Grant Deed	\$223,000	\$112	\$167K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rocklin High School	High	9–12	0.3 mi
Valley View Elementary School	Elementary	KG–6	0.3 mi
Granite Oaks Middle School	Middle	7–8	0.4 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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