

Single Family Residence **RESIDENTIAL**

2405 SCENIC CT

ROCKLIN, CA 95765

\$738,861 TopHap Estimate · \$364 / ft² · confidence 93 · as of Jul 14, 2026

2

BEDS

2

BATHS

2,029 ft²

LIVING AREA

0.29 ac

LOT SIZE

1998

YEAR BUILT

2

PARKING

VALUATION

\$739K

\$688K low

\$790K high

Last Sale

\$582,000 · Oct 15, 2021

Est. Owner Equity

\$738,861

TAX & ASSESSMENT

Property Tax

\$5,894 (2025)

Assessed Value

\$505,190

Previous Assessed

\$495,286

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.29
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	56 WILDFIRE	62 HEAT	45 STORM	14 DROUGHT
-------------------	-----------------------	-------------------	--------------------	----------------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 27, 2022	Financing	Intrafamily Transfer			
Oct 10, 2021	Financing	Intrafamily Transfer			
Oct 10, 2021	Resale	Grant Deed	\$582,000	\$287	
Feb 22, 1999	Quitclaim	Quit Claim Transfer			

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
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------