

Single Family Residence

RESIDENTIAL

2809 PORT PL

ROCKLIN, CA 95765

\$739,538 TopHap Estimate · \$385 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,922 ft²

LIVING AREA

0.24 ac

LOT SIZE

1998

YEAR BUILT

2

PARKING

VALUATION

\$740K

\$692K low

\$788K high

Last Sale

\$591,000 · May 13, 2021

Est. Owner Equity

\$266,738

Loan-to-Value

63%

TAX & ASSESSMENT

Property Tax	\$7,666 (2025)
Assessed Value	\$684,762
Previous Assessed	\$671,336

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.24
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	In-Ground Pool

CLIMATE RISK

1
FLOOD

66
WILDFIRE

14
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 6, 2021	Resale	Grant Deed	\$591,000	\$307	\$473K
Feb 20, 2002	Quitclaim	Quit Claim Transfer			\$183K
Oct 5, 1999	Resale	Grant Deed	\$202,000	\$105	\$182K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Breen Elementary School	Elementary	KG–6	0.2 mi
Granite Oaks Middle School	Middle	7–8	0.3 mi
Rocklin High School	High	9–12	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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