

Single Family Residence **RESIDENTIAL**

5604 FREEMAN DR

ROCKLIN, CA 95677

\$669,865 TopHap Estimate · \$329 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,033 ft²

LIVING AREA

0.21 ac

LOT SIZE

1989

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$670K

\$650K low

\$689K high

Last Sale

\$450,000 · Jul 29, 2014

Est. Owner Equity

\$301,420

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$5,889 (2025)
Assessed Value	\$551,515
Previous Assessed	\$540,702

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	PLACER
Lot (acres)	0.21
Construction	Frame (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Spa/Hot Tub (Only)

CLIMATE RISK

1 FLOOD	67 WILDFIRE	61 HEAT	46 STORM	26 DROUGHT
-------------------	-----------------------	-------------------	--------------------	----------------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 13, 2015	Quitclaim	Quit Claim Transfer			
Jul 23, 2014	Resale	Grant Deed	\$450,000	\$221	\$247K
Mar 14, 2013	Quitclaim	Quit Claim Transfer			
Sep 18, 2012	Quitclaim	Quit Claim Transfer			
Jun 30, 1999	Resale	Grant Deed	\$245,000	\$121	\$215K
Jan 26, 1990	Recorded document	Trustees Deed			
Jan 26, 1990	Resale	Trustees Deed	\$202,500	\$100	\$182K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.8 mi
Spring View Middle School	Middle	7–8	1.8 mi
Whitney High School	High	9–12	5.6 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
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------