

Single Family Residence **RESIDENTIAL**

5759 RIVER RUN CIR

ROCKLIN, CA 95765

\$522,277 TopHap Estimate · \$330 / ft² · confidence 98 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,584 ft²
LIVING AREA

0.13 ac
LOT SIZE

1987
YEAR BUILT

2
PARKING

VALUATION

\$522K

\$510K low

\$535K high

Est. Owner Equity

\$0

Loan-to-Value

108%

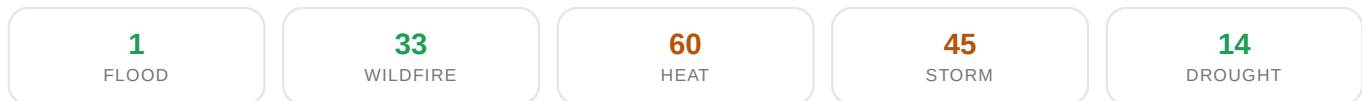
TAX & ASSESSMENT

Property Tax	\$2,749 (2025)
Assessed Value	\$243,830
Previous Assessed	\$239,050

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	PLACER
Lot (acres)	0.13
Construction	Frame (Unspecified)
Fireplace	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 16, 2024	Financing	Intrafamily Transfer			
Dec 10, 2016	Financing	Intrafamily Transfer			\$312K
Feb 25, 2016	Quitclaim	Quit Claim Transfer			
Nov 5, 1998	Resale	Grant Deed	\$152,500	\$96	\$114K
Jan 26, 1993	Quitclaim	Quit Claim Transfer			\$116K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.1 mi
Rocklin High School	High	9–12	1.0 mi
Granite Oaks Middle School	Middle	7–8	1.4 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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