

Single Family Residence **RESIDENTIAL**

6165 WOODSIDE DR

ROCKLIN, CA 95677

\$461,013 TopHap Estimate · \$355 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,300 ft²

LIVING AREA

0.15 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$461K

\$445K low

\$477K high

Est. Owner Equity

\$230,813

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$1,790 (2025)
Assessed Value	\$165,428
Previous Assessed	\$162,185

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	PLACER
Lot (acres)	0.15
Construction	Frame (Unspecified)
Roof	Wood Shingle
Cooling	Central
Pool	In-Ground Pool

CLIMATE RISK

1 FLOOD	1 WILDFIRE	60 HEAT	45 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 13, 2023	Financing	Intrafamily Transfer			
Apr 5, 2021	Financing	Correction Deed			
Sep 4, 2020	Financing	Intrafamily Transfer			\$230K
Jul 19, 2012	Financing	Intrafamily Transfer			\$144K
Jul 19, 2012	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Spring View Middle School	Middle	7–8	1.3 mi
Rocklin Elementary School	Elementary	KG–6	1.4 mi
Rocklin High School	High	9–12	2.6 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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