

Single Family Residence **RESIDENTIAL**

5643 BLUFFS DR

ROCKLIN, CA 95765

\$699,679 TopHap Estimate · \$373 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,878 ft²

LIVING AREA

0.33 ac

LOT SIZE

1987

YEAR BUILT

8

ROOMS

2

PARKING

VALUATION

\$700K

\$644K low

\$756K high

Last Sale

\$699,000 · Apr 29, 2025

Est. Owner Equity

\$200,679

Loan-to-Value

71%

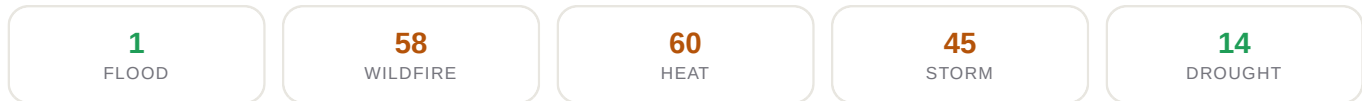
TAX & ASSESSMENT

Property Tax	\$6,859 (2025)
Assessed Value	\$712,980
Previous Assessed	\$617,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.33
Construction	Frame (Unspecified)
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 25, 2025	Resale	Grant Deed	\$699,000	\$372	\$499K
Jul 26, 2005	Resale	Grant Deed	\$520,000	\$277	\$416K
Sep 27, 2000	Quitclaim	Quit Claim Transfer			\$30K
Sep 4, 1998	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cobblestone Elementary School	Elementary	KG–6	0.6 mi
Rocklin High School	High	9–12	0.8 mi
Granite Oaks Middle School	Middle	7–8	1.2 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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