

Single Family Residence **RESIDENTIAL**

10404 ROSE RIVER FALLS AVE

BAKERSFIELD, CA 93312

\$586,206 TopHap Estimate · \$256 / ft² · confidence 83 · as of Jul 14, 2026



4
BEDS

2
BATHS

2,294 ft²
LIVING AREA

0.38 ac
LOT SIZE

2003
YEAR BUILT

1
STORIES

2
PARKING

VALUATION

\$586K

\$489K low

\$683K high

Last Sale

\$580,000 · Jun 23, 2025

Est. Owner Equity

\$586,206

TAX & ASSESSMENT

Property Tax	\$5,654 (2025)
Assessed Value	\$591,600
Previous Assessed	\$385,909

PROPERTY FACTS

Property Type	Single Family Residence
County	KERN
Lot (acres)	0.38
Construction	Frame (Unspecified)
Heating	Floor/Wall Furnace
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Porch · 126 ft²

CLIMATE RISK

1
FLOOD

52
WILDFIRE

66
HEAT

1
STORM

78
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 30, 2025	Financing	Intrafamily Transfer			
May 30, 2025	Resale	Grant Deed	\$580,000	\$253	\$350K
May 30, 2025	Resale	Grant Deed	\$580,000	\$253	
Dec 4, 2015	Resale	Grant Deed	\$326,000	\$142	\$276K
May 17, 2014	Resale	Grant Deed	\$316,500	\$138	\$276K
Jun 16, 2008	Quitclaim	Quit Claim Transfer			
May 20, 2008	Resale	Grant Deed	\$275,000	\$120	\$220K
Feb 20, 2008	Non-arms-length	Trustees Deed	\$255,750	\$111	
Aug 26, 2005	Recorded document	Grant Deed			
Aug 11, 2005	Resale	Grant Deed	\$500,000	\$218	\$400K

Jan 30, 2004	Resale	Grant Deed	\$265,000	\$116	\$212K
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ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Norris Middle School	Middle	7–8	0.7 mi
Norris Elementary School	Elementary	KG–6	1.1 mi
Frontier High School	High	9–12	1.7 mi

District: Kern Union High 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 93312

48 CRIME INDEX	95 AIR POLLUTION	57,851 POPULATION	\$105K MEDIAN IN-COME	64°F AVG TEMP	75% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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