

Mobile Home

RESIDENTIAL

2304 RANGEVIEW DR

ROSAMOND, CA 93560



3

BEDS

2

BATHS

1,287 ft²

LIVING AREA

3,013 ft²

LOT SIZE

2005

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

Last Sale

\$248,000 · Jul 23, 2020

TAX & ASSESSMENT

Property Tax

\$4,902 (2025)

Assessed Value

\$273,809

Previous Assessed

\$268,441

PROPERTY FACTS

Property Type	Mobile Home
Style	Mobile Home
County	KERN
Lot (acres)	0.07
Construction	Frame (Unspecified)
Heating	Forced Air With Air Conditioning
Cooling	Central
Garage	Garage, Attached
Pool	No

Porch · 93 ft²

CLIMATE RISK

1 FLOOD	44 WILDFIRE	73 HEAT	2 STORM	98 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 17, 2020	Resale	Grant Deed	\$248,000	\$193	\$254K
Jul 2, 2008	Resale	Grant Deed	\$110,000	\$85	\$108K
Feb 19, 2008	Non-arms-length	Trustees Deed	\$124,290	\$97	
May 8, 2006	Recorded document	Grant Deed			
Apr 17, 2006	Resale	Grant Deed	\$257,500	\$200	\$206K
Apr 4, 2005	Resale	Grant Deed	\$167,000	\$130	\$164K
Jan 20, 2004	Quitclaim	Quit Claim Transfer			
Jan 12, 2004	Non-arms-length	Grant Deed	\$230,000	\$179	
Nov 19, 1991	Non-arms-length	Trustees Deed	\$1,500,000	\$1166	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rosamond High School Early College Campus	High	9–12	0.8 mi
Westpark Elementary School	Elementary	KG–5	2.0 mi
Tropico Middle School	Middle	6–8	3.2 mi

District: Southern Kern 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 93560

110 CRIME INDEX	91 AIR POLLUTION	22,407 POPULATION	\$76K MEDIAN IN-COME	60°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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