

Single Family Residence **RESIDENTIAL**

4064 CITATION WAY

ROSAMOND, CA 93560

\$466,822 TopHap Estimate · \$276 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,689 ft²

LIVING AREA

0.25 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$467K

\$423K low

\$510K high

Last Sale

\$450,000 · Nov 4, 2024

Est. Owner Equity

\$84,322

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$7,214 (2025)
Assessed Value	\$459,000
Previous Assessed	\$450,000

PROPERTY FACTS

Property Type	Single Family Residence
County	KERN
Lot (acres)	0.25
Construction	Frame (Unspecified)
Heating	Floor/Wall Furnace
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 13 ft²

CLIMATE RISK

55
FLOOD

55
WILDFIRE

73
HEAT

2
STORM

98
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 14, 2024	Resale	Grant Deed	\$450,000	\$266	\$383K
Oct 28, 2022	Resale	Grant Deed	\$315,000	\$187	\$306K
Aug 6, 2012	Quitclaim	Quit Claim Transfer			
Sep 23, 1999	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Westpark Elementary School	Elementary	KG–5	1.1 mi
Rosamond High School Early College Campus	High	9–12	1.2 mi
Tropico Middle School	Middle	6–8	1.4 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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