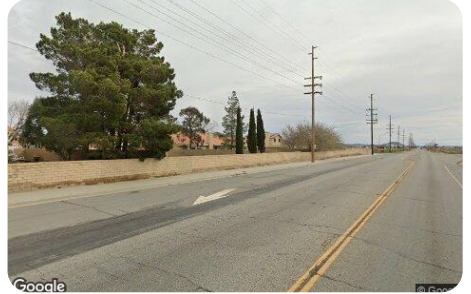


Single Family Residence **RESIDENTIAL**

4080 CITATION WAY

ROSAMOND, CA 93560

\$443,959 TopHap Estimate · \$246 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,805 ft²

LIVING AREA

0.26 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$444K

\$429K low

\$459K high

Last Sale

\$113,000 · Oct 15, 1993

Est. Owner Equity

\$0

TAX & ASSESSMENT

Property Tax	\$3,933 (2025)
Assessed Value	\$195,864
Previous Assessed	\$192,024

PROPERTY FACTS

Property Type	Single Family Residence
County	KERN
Lot (acres)	0.26
Construction	Frame (Unspecified)
Heating	Floor/Wall Furnace
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 25 ft²

Porch · 24 ft²

CLIMATE RISK

55 FLOOD	55 WILDFIRE	73 HEAT	2 STORM	98 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 17, 2018	Recorded document	Affidavit Of Death			
Dec 17, 2018	Quitclaim	Quit Claim Transfer			
Oct 15, 1993	Non-arms-length	Grant Deed	\$113,000	\$63	\$90K
Jan 19, 1990	Resale	Grant Deed	\$145,500	\$81	\$14M
Jan 9, 1990	Resale	Grant Deed	\$152,500	\$84	

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	Absentee owner
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