

Condominium

RESIDENTIAL

1454 RANCHO ROSE WAY

OCEANSIDE, CA 92057

\$731,512 TopHap Estimate · \$530 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,379 ft²

LIVING AREA

4.8 ac

LOT SIZE

2004

YEAR BUILT

2

PARKING

VALUATION

\$732K

\$686K low

\$777K high

Last Sale

\$670,000 · Apr 26, 2024

Est. Owner Equity

\$53,236

Loan-to-Value

91%

TAX & ASSESSMENT

Property Tax	\$7,676 (2025)
Assessed Value	\$697,068
Previous Assessed	\$683,400

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	SAN DIEGO
Pool	Yes

CLIMATE RISK

39
FLOOD

89
WILDFIRE

36
HEAT

15
STORM

89
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 16, 2024	Resale	Grant Deed	\$670,000	\$486	\$678K
Jul 14, 2021	Resale	Grant Deed	\$560,000	\$406	\$556K
Oct 1, 2018	Resale	Grant Deed	\$418,000	\$303	\$432K
Jun 25, 2013	Financing	Intrafamily Transfer			\$237K
Dec 6, 2011	Resale	Grant Deed	\$238,000	\$173	\$235K
Sep 12, 2011	Foreclosure sale	Trustees Deed	\$271,690	\$197	
Jul 29, 2004	Non-arms-length	Grant Deed	\$327,000	\$237	\$261K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mission Meadows Elementary School	Elementary	KG–5	0.5 mi
Roosevelt Middle School	Middle	6–8	1.4 mi
Vista High School	High	9–12	2.3 mi

District: Vista 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 92057

67 CRIME INDEX	97 AIR POLLUTION	55,095 POPULATION	\$101K MEDIAN IN-COME	62°F AVG TEMP	68% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------