

Single Family Residence **RESIDENTIAL**

2450 SUNSET RIDGE DR

ROSAMOND, CA 93560

\$343,217 TopHap Estimate · \$242 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,416 ft²

LIVING AREA

0.1 ac

LOT SIZE

2005

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$343K

\$323K low

\$364K high

Last Sale

\$100,000 · Feb 28, 2014

Est. Owner Equity

\$343,217

TAX & ASSESSMENT

Property Tax	\$3,046 (2025)
Assessed Value	\$125,026
Previous Assessed	\$122,576

PROPERTY FACTS

Property Type	Single Family Residence
County	KERN
Lot (acres)	0.10
Construction	Frame (Unspecified)
Heating	Forced Air With Air Conditioning
Cooling	Central
Garage	Garage, Attached
Pool	No

Patio · 84 ft²

Porch · 45 ft²

CLIMATE RISK

1 FLOOD	42 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
Feb 24, 2014	Resale	Grant Deed	\$100,000	\$71	
Aug 27, 2010	Quitclaim	Quit Claim Transfer			
Jun 14, 2010	Resale	Grant Deed	\$106,000	\$75	\$105K
Apr 24, 2009	Resale	Grant Deed	\$78,000	\$55	
Feb 2, 2009	Non-arms-length	Trustees Deed	\$100,000	\$71	
Sep 23, 2005	Resale	Grant Deed	\$275,000	\$194	\$220K
Oct 31, 2003	Non-arms-length	Grant Deed	\$267,000	\$189	
Jun 1, 1999	Non-arms-length	Grant Deed	\$90,500	\$64	
Nov 19, 1991	Non-arms-length	Trustees Deed	\$1,500,000	\$1059	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rosamond High School Early College Campus	High	9–12	0.7 mi
Westpark Elementary School	Elementary	KG–5	1.9 mi
Tropico Middle School	Middle	6–8	3.0 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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