

Single Family Residence **RESIDENTIAL**

944 FRONTIER TRL

KERNVILLE, CA 93238

\$776,335 TopHap Estimate · \$309 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,512 ft²

LIVING AREA

4.47 ac

LOT SIZE

1993

YEAR BUILT

1

STORIES

5

ROOMS

3

PARKING

VALUATION

\$776K

\$707K low

\$846K high

Last Sale

\$750,000 · Jan 6, 2025

Est. Owner Equity

\$776,335

TAX & ASSESSMENT

Property Tax	\$7,225 (2025)
Assessed Value	\$673,200
Previous Assessed	\$615,060

PROPERTY FACTS

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

Patio · 18 ft²

Porch · 225 ft²

CLIMATE RISK

23
FLOOD

86
WILDFIRE

70
HEAT

31
STORM

50
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 19, 2024	Financing	Grant Deed			
Nov 6, 2024	Resale	Grant Deed	\$750,000	\$299	
Nov 20, 2024	Financing	Intrafamily Transfer			\$525K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kernville Elementary School	Elementary	KG–5	1.1 mi
Woodrow Wallace Middle School	Middle	6–8	10.7 mi
Kern Valley High School	High	9–12	10.8 mi

District: Kern Union High 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 93238

188 CRIME INDEX	85 AIR POLLUTION	1,305 POPULATION	\$47K MEDIAN IN-COME	52°F AVG TEMP	72% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
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