

Duplex (2 Units, Any Combination)

**RESIDENTIAL**

CA



**0.15 ac**

LOT SIZE

## VALUATION

Last Sale

**\$315,000 · Nov 17, 2023**

## TAX & ASSESSMENT

|                   |                       |
|-------------------|-----------------------|
| Property Tax      | <b>\$4,747 (2025)</b> |
| Assessed Value    | <b>\$327,726</b>      |
| Previous Assessed | <b>\$321,300</b>      |

## PROPERTY FACTS

|               |                                          |
|---------------|------------------------------------------|
| Property Type | <b>Duplex (2 Units, Any Combination)</b> |
| Style         | <b>Duplex Single</b>                     |
| County        | <b>KERN</b>                              |
| Lot (acres)   | <b>0.15</b>                              |

Pool

No

## CLIMATE RISK

1

FLOOD

81

WILDFIRE

76

HEAT

1

STORM

88

DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------------|------------|-----------|--------------------|------|
| Nov 3, 2023  | Resale          | Grant Deed | \$315,000 |                    |      |
| Nov 3, 2023  | Resale          | Grant Deed | \$315,000 |                    |      |
| Sep 25, 2009 | Resale          | Grant Deed | \$9,000   |                    |      |
| Aug 6, 2001  | Non-arms-length | Grant Deed | \$2,000   |                    |      |
| Feb 5, 2001  | Non-arms-length | Grant Deed | \$500     |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Faller Elementary School   | Elementary | KG–5   | 1.3 mi   |
| James Monroe Middle School | Middle     | 6–8    | 1.6 mi   |
| Burroughs High School      | High       | 9–12   | 3.0 mi   |

District: Sierra Sands 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.

## OWNERSHIP

Occupancy

Absentee owner