

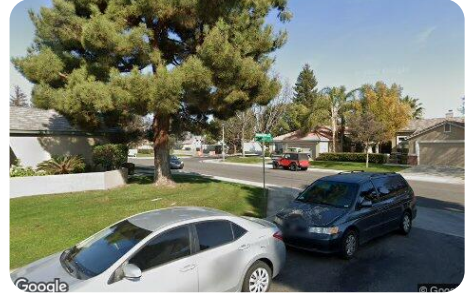
Townhouse

RESIDENTIAL

7001 ROGUE RIVER DR

BAKERSFIELD, CA 93313

\$369,940 TopHap Estimate · \$274 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,348 ft²

LIVING AREA

0.12 ac

LOT SIZE

2002

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$370K

\$361K low

\$379K high

Last Sale

\$345,000 · Dec 4, 2023

Est. Owner Equity

\$29,425

Loan-to-Value

92%

TAX & ASSESSMENT

Property Tax	\$4,721 (2025)
Assessed Value	\$358,938
Previous Assessed	\$351,900

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	KERN
Lot (acres)	0.12
Construction	Frame (Unspecified)
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 45 ft²

CLIMATE RISK

1
FLOOD

52
WILDFIRE

66
HEAT

1
STORM

44
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 30, 2023	Financing	Intrafamily Transfer			
Nov 7, 2023	Resale	Grant Deed	\$345,000	\$256	\$339K
Apr 4, 2016	Quitclaim	Quit Claim Transfer			\$143K
Dec 1, 2011	Resale	Grant Deed	\$117,000	\$87	\$114K
Jan 26, 2006	Resale	Grant Deed	\$295,000	\$219	\$148K
Nov 14, 2005	Quitclaim	Quit Claim Transfer			
Nov 3, 2004	Quitclaim	Quit Claim Transfer			
Jan 17, 2003	Resale	Grant Deed	\$118,500	\$88	\$105K
Jul 19, 2002	Financing	Grant Deed			\$91K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Donald E. Suburu	Elementary	KG–5	0.4 mi
Independance High School	High	9–12	2.5 mi

District: Lakeside Union Elementary 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 93313

36 CRIME INDEX	97 AIR POLLUTION	60,800 POPULATION	\$84K MEDIAN IN-COME	63°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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