

Mobile Home

RESIDENTIAL

2440 SUNSET RIDGE DR

ROSAMOND, CA 93560



3

BEDS

2

BATHS

1,287 ft²

LIVING AREA

2,954 ft²

LOT SIZE

2004

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

Last Sale

\$284,500 · Apr 5, 2022

TAX & ASSESSMENT

Property Tax

\$3,097 (2025)

Assessed Value

\$307,949

Previous Assessed

\$301,912

PROPERTY FACTS

Property Type	Mobile Home
Style	Mobile Home
County	KERN
Lot (acres)	0.07
Construction	Frame (Unspecified)
Heating	Forced Air With Air Conditioning
Cooling	Central
Garage	Garage, Attached
Pool	No

Patio · 93 ft²

CLIMATE RISK

1 FLOOD	42 WILDFIRE	73 HEAT	2 STORM	98 DROUGHT
------------	----------------	------------	------------	---------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 7, 2022	Financing	Intrafamily Transfer			
Mar 9, 2022	Resale	Grant Deed	\$284,500	\$221	\$227K
Mar 10, 2005	Resale	Grant Deed	\$183,000	\$142	\$180K
Oct 31, 2003	Non-arms-length	Grant Deed	\$267,000	\$207	
Jun 1, 1999	Non-arms-length	Grant Deed	\$90,500	\$70	
Jun 25, 1993	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rosamond High School Early College Campus	High	9–12	0.7 mi
Westpark Elementary School	Elementary	KG–5	2.0 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
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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