

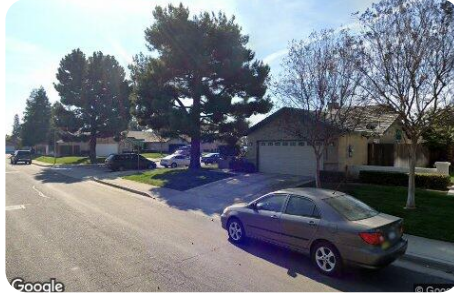
Townhouse

RESIDENTIAL

7009 ROGUE RIVER DR

BAKERSFIELD, CA 93313

\$404,950 TopHap Estimate · \$270 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,502 ft²

LIVING AREA

0.11 ac

LOT SIZE

2003

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$405K

\$389K low

\$421K high

Last Sale

\$282,000 · Jul 12, 2021

Est. Owner Equity

\$146,709

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$4,110 (2025)
Assessed Value	\$303,079
Previous Assessed	\$297,137

PROPERTY FACTS

Property Type	Townhouse
Style	Townhouse
County	KERN
Lot (acres)	0.11
Construction	Frame (Unspecified)
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 42 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
Jun 25, 2021	Financing	Intrafamily Transfer			
Apr 29, 2021	Resale	Grant Deed	\$282,000	\$188	\$258K
Jul 11, 2021	Financing	Intrafamily Transfer			
May 2, 2019	Quitclaim	Quit Claim Transfer			
Jul 31, 2014	Resale	Grant Deed	\$203,000	\$135	\$193K
Oct 16, 2013	Resale	Grant Deed	\$155,000	\$103	\$130K
Oct 16, 2013	Quitclaim	Quit Claim Transfer			
Feb 28, 2003	Resale	Grant Deed	\$123,000	\$82	\$124K
Sep 13, 2002	Financing	Grant Deed			\$15K

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
-------------------	---------------------	----------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

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