

Single Family Residence **RESIDENTIAL**

12704 ROSEDALE CT

SANTA ROSA VALLEY, CA 93012

\$1,893,608 TopHap Estimate · \$491 / ft² · confidence 95 · as of Jul 14, 2026



5

BEDS

3

BATHS

3,854 ft²

LIVING AREA

6.93 ac

LOT SIZE

1990

YEAR BUILT

1

STORIES

10

ROOMS

2

PARKING

VALUATION

\$1.9M

\$1.8M low

\$2M high

Last Sale

\$445,000 · Apr 28, 1994

Est. Owner Equity

\$883,208

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$10,343 (2025)
Assessed Value	\$946,104
Previous Assessed	\$927,553

PROPERTY FACTS

Property Type	Single Family Residence
County	VENTURA
Fireplace	Yes
Pool	Yes

Patio · 390 ft²

CLIMATE RISK

100 FLOOD	71 WILDFIRE	38 HEAT	27 STORM	85 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 10, 2024	Financing	Intrafamily Transfer			
Apr 28, 1994	Resale	Grant Deed	\$445,000	\$115	\$356K
Jun 11, 1990	Resale	Grant Deed	\$475,000	\$123	\$350K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Santa Rosa Technology Magnet School	Elementary	KG–8	0.3 mi
Adolfo Camarillo High School	High	9–12	7.3 mi

District: Oxnard 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 93012

95 CRIME INDEX	109 AIR POLLUTION	39,175 POPULATION	\$122K MEDIAN IN-COME	61°F AVG TEMP	73% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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