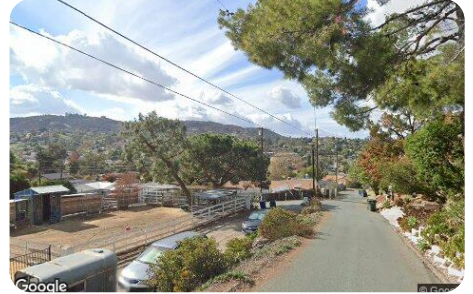
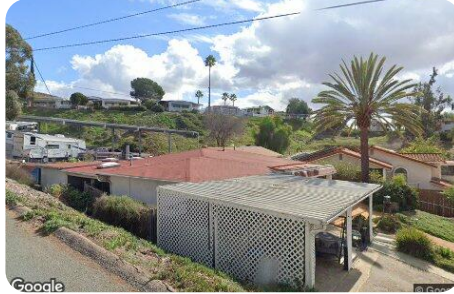
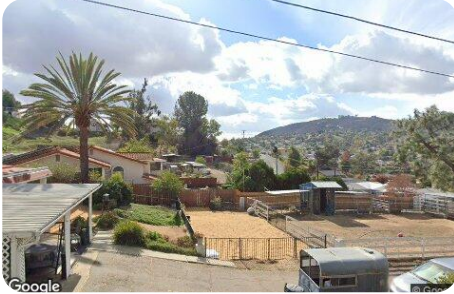


Single Family Residence **RESIDENTIAL**

8985 ROCKET RIDGE RD

LAKESED, CA 92040

\$701,675 TopHap Estimate · \$453 / ft² · confidence 98 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,550 ft²

LIVING AREA

0.47 ac

LOT SIZE

1958

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$702K

\$686K low

\$717K high

Last Sale

\$79,500 · Dec 13, 2011

Est. Owner Equity

\$473,243

Loan-to-Value

31%

TAX & ASSESSMENT

Property Tax	\$3,360 (2025)
Assessed Value	\$282,272
Previous Assessed	\$276,739

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	SAN DIEGO
Lot (acres)	0.47
Heating	Floor/Wall Furnace
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	No

CLIMATE RISK

1
FLOOD

79
WILDFIRE

47
HEAT

19
STORM

87
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 8, 2017	Financing	Intrafamily Transfer			\$213K
Dec 2, 2011	Non-arms-length	Intrafamily Transfer	\$79,500	\$51	\$158K
Nov 5, 2003	Quitclaim	Quit Claim Transfer			
Mar 11, 1994	Quitclaim	Quit Claim Transfer			
Mar 11, 1994	Resale	Trustees Deed	\$164,500	\$106	\$123K
Feb 3, 1989	Resale	Grant Deed	\$120,000	\$77	\$90K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lemon Crest Elementary School	Elementary	KG–5	0.8 mi
Lakeside Middle School	Middle	6–8	1.0 mi
El Capitan High School	High	9–12	1.9 mi

District: Grossmont 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 92040

79 CRIME INDEX	99 AIR POLLUTION	44,462 POPULATION	\$98K MEDIAN IN-COME	63°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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