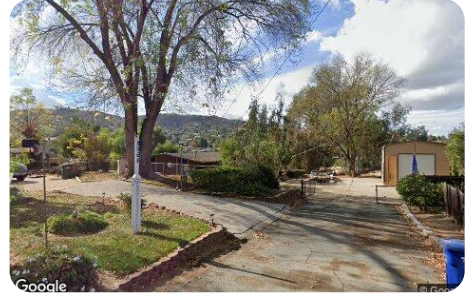


Single Family Residence **RESIDENTIAL**

8964 ROCKET RIDGE RD

LAKESED, CA 92040

\$763,745 TopHap Estimate · \$576 / ft² · confidence 94 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,326 ft²
LIVING AREA

0.39 ac
LOT SIZE

1959
YEAR BUILT

2
PARKING

VALUATION

\$764K

\$717K low

\$811K high

Last Sale

\$540,000 · Oct 12, 2022

Est. Owner Equity

\$250,745

Loan-to-Value

71%

TAX & ASSESSMENT

Property Tax	\$6,752 (2025)
Assessed Value	\$573,050
Previous Assessed	\$561,814

PROPERTY FACTS

Property Type	Single Family Residence
County	SAN DIEGO
Lot (acres)	0.39
Garage	Carport (Unspecified)
Pool	No

CLIMATE RISK

1 FLOOD	78 WILDFIRE	47 HEAT	19 STORM	87 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 26, 2022	Resale	Grant Deed	\$540,000	\$407	\$513K
Dec 15, 2007	Quitclaim	Quit Claim Transfer			
Mar 10, 1997	Quitclaim	Quit Claim Transfer			
Sep 4, 1996	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lemon Crest Elementary School	Elementary	KG–5	0.9 mi
Lakeside Middle School	Middle	6–8	1.0 mi
El Capitan High School	High	9–12	2.0 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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