

Single Family Residence **RESIDENTIAL**

4001 CITATION WAY

ROSAMOND, CA 93560

\$459,292 TopHap Estimate · \$254 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,805 ft²

LIVING AREA

0.25 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$459K

\$444K low

\$475K high

Last Sale

\$326,000 · Sep 30, 2005

Est. Owner Equity

\$333,292

Loan-to-Value

28%

TAX & ASSESSMENT

Property Tax	\$7,068 (2025)
Assessed Value	\$454,396
Previous Assessed	\$445,487

PROPERTY FACTS

Property Type	Single Family Residence
County	KERN
Lot (acres)	0.25
Construction	Frame (Unspecified)
Heating	Floor/Wall Furnace
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

Patio · 24 ft²

CLIMATE RISK

55
FLOOD

68
WILDFIRE

73
HEAT

2
STORM

98
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 2, 2005	Quitclaim	Quit Claim Transfer			
Sep 30, 2005	Resale	Grant Deed	\$326,000	\$181	\$126K
Dec 2, 1992	Resale	Grant Deed	\$127,500	\$71	\$129K
Jul 9, 1990	Recorded document	Grant Deed			
May 14, 1990	Resale	Trustees Deed	\$154,000	\$85	\$139K
May 14, 1990	Resale	Trustees Deed	\$154,000	\$85	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Westpark Elementary School	Elementary	KG–5	1.1 mi
Rosamond High School Early College Campus	High	9–12	1.1 mi
Tropico Middle School	Middle	6–8	1.4 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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