

Single Family Residence **RESIDENTIAL**

3051 DON ROLANDO

ESCONDIDO, CA 92025

\$2,950,000 TopHap Estimate · \$840 / ft² · confidence 83 · as of Jul 14, 2026



5

BEDS

3

BATHS

3,510 ft²

LIVING AREA

0.74 ac

LOT SIZE

2002

YEAR BUILT

5

PARKING

Pre-foreclosure (NTS)

Auction scheduled for May 15, 2026.

VALUATION

\$3M

\$2.5M low

\$3.4M high

Last Sale	\$135,000 · Aug 24, 2000
Est. Owner Equity	\$2,600,000
Loan-to-Value	12%

TAX & ASSESSMENT

Property Tax	\$9,950 (2025)
Assessed Value	\$893,122
Previous Assessed	\$875,611

PROPERTY FACTS

Property Type	Single Family Residence
County	SAN DIEGO
Lot (acres)	0.74
Pool	Yes

CLIMATE RISK

1 FLOOD	93 WILDFIRE	45 HEAT	19 STORM	87 DROUGHT
-------------------	-----------------------	-------------------	--------------------	----------------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 19, 2026	Financing	Mortgage			\$350K
May 18, 2010	Quitclaim	Quit Claim Transfer			
May 1, 2008	Quitclaim	Quit Claim Transfer			
Feb 19, 2008	Quitclaim	Quit Claim Transfer			
Jan 4, 2008	Quitclaim	Quit Claim Transfer			
Oct 10, 2007	Quitclaim	Quit Claim Transfer			
Oct 4, 2002	Quitclaim	Quit Claim Transfer			
Aug 24, 2000	Resale	Grant Deed	\$135,000	\$38	\$496K
Oct 27, 1998	Resale	Grant Deed	\$118,000	\$34	\$88K
Sep 19, 1995	Quitclaim	Quit Claim Transfer			
May 18, 1992	Quitclaim	Quit Claim Transfer			\$50K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bear Valley Middle School	Middle	6–8	1.0 mi
San Pasqual High School	High	9–12	1.1 mi
L. R. Green Elementary School	Elementary	KG–5	1.2 mi

District: Escondido 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 92025

98 CRIME INDEX	110 AIR POLLUTION	50,931 POPULATION	\$85K MEDIAN IN-COME	63°F AVG TEMP	68% SUNSHINE
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	----------------