

Condominium

RESIDENTIAL

1474 RANCHO ROSE WAY

OCEANSIDE, CA 92057

\$662,625 TopHap Estimate · \$485 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,365 ft²

LIVING AREA

4.8 ac

LOT SIZE

2004

YEAR BUILT

2

PARKING

VALUATION

\$663K

\$607K low

\$718K high

Last Sale

\$358,000 · Apr 25, 2005

Est. Owner Equity

\$662,625

TAX & ASSESSMENT

Property Tax	\$5,347 (2025)
Assessed Value	\$479,668
Previous Assessed	\$470,264

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	SAN DIEGO
Pool	Yes

CLIMATE RISK

39 FLOOD	89 WILDFIRE	36 HEAT	15 STORM	89 DROUGHT
-------------	----------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 6, 2021	Financing	Grant Deed			
Jan 3, 2011	Financing	Intrafamily Transfer			\$254K
Jan 3, 2011	Recorded document	Grant Deed			
Jan 3, 2011	Recorded document	Grant Deed			
Jun 12, 2007	Quitclaim	Quit Claim Transfer			
Mar 9, 2007	Financing	Intrafamily Transfer			\$250K
Mar 9, 2007	Recorded document	Grant Deed			
Apr 25, 2005	Non-arms-length	Grant Deed	\$358,000	\$262	\$251K
Apr 25, 2005	Recorded document	Grant Deed			
Nov 5, 2004	Resale	Grant Deed	\$358,000	\$262	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mission Meadows Elementary School	Elementary	KG–5	0.5 mi
Roosevelt Middle School	Middle	6–8	1.4 mi
Vista High School	High	9–12	2.3 mi

District: Vista 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 92057

67 CRIME INDEX	97 AIR POLLUTION	55,095 POPULATION	\$101K MEDIAN IN-COME	62°F AVG TEMP	68% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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