

Single Family Residence **RESIDENTIAL**

46 RANDLETT PARK

WEST NEWTON, MA 02465

\$1,532,605 TopHap Estimate · \$884 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,734 ft²

LIVING AREA

0.16 ac

LOT SIZE

1928

YEAR BUILT

2

STORIES

8

ROOMS

1

PARKING

VALUATION

\$1.5M

\$1.4M low

\$1.7M high

Last Sale

\$1,525,000 · Jun 16, 2026

Est. Owner Equity

\$693,855

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$11,425 (2025)
Assessed Value	\$1,165,800
Assessor Market Value	\$1,197,380

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	MIDDLESEX
Lot (acres)	0.16
Construction	Concrete
Roof	Asphalt
Heating	Hot Water
Fireplace	Yes
Garage	Garage, Basement
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 4, 2026	Resale	Quit Claim Transfer	\$1,525,000	\$879	\$839K
Aug 13, 2009	Resale	Grant Deed	\$650,000	\$375	\$417K
Aug 25, 2003	Financing	Mortgage			\$60K
Jun 22, 1999	Financing	Mortgage			\$100K
Dec 28, 1992	Financing	Mortgage			\$125K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
F. A. Day Middle School	Middle	6–8	0.4 mi
Horace Mann Elementary School	Elementary	KG–5	0.7 mi
Newton North High School	High	9–12	0.8 mi

District: Newton 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 02465

59 CRIME INDEX	105 AIR POLLUTION	13,311 POPULATION	\$170K MEDIAN IN-COME	49°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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