

Single Family Residence **RESIDENTIAL**

# 61 MURDOCK ST

RICHMOND, CA 94804

**\$545,399** TopHap Estimate · \$585 / ft<sup>2</sup> · confidence 88 · as of Jul 14, 2026



**2**  
BEDS

**1**  
BATHS

**932 ft<sup>2</sup>**  
LIVING AREA

**4,000 ft<sup>2</sup>**  
LOT SIZE

**1942**  
YEAR BUILT

**1**  
STORIES

**5**  
ROOMS

**1**  
PARKING

## VALUATION

**\$545K**

\$482K low

\$609K high

Last Sale

**\$560,000 · Aug 23, 2024**

Est. Owner Equity

**\$69,399**

Loan-to-Value

**88%**

## TAX & ASSESSMENT

|                   |                |
|-------------------|----------------|
| Property Tax      | \$9,359 (2025) |
| Assessed Value    | \$571,200      |
| Previous Assessed | \$560,000      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | CONTRA COSTA            |
| Lot (acres)   | 0.09                    |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## CLIMATE RISK

|            |               |            |             |               |
|------------|---------------|------------|-------------|---------------|
| 1<br>FLOOD | 1<br>WILDFIRE | 17<br>HEAT | 44<br>STORM | 36<br>DROUGHT |
|------------|---------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-------------------|------------|-----------|--------------------|--------|
| Aug 21, 2024 | Resale            | Grant Deed | \$560,000 | \$601              | \$476K |
| Apr 18, 2017 | Resale            | Grant Deed | \$435,000 | \$467              | \$410K |
| Apr 12, 1978 | Recorded document | Grant Deed |           |                    |        |
| Oct 14, 1976 | Recorded document | Grant Deed |           |                    |        |

## ASSIGNED SCHOOLS

| SCHOOL                 | LEVEL      | GRADES | DISTANCE |
|------------------------|------------|--------|----------|
| DeJean Middle School   | Middle     | 7–8    | 0.5 mi   |
| King Elementary School | Elementary | KG–6   | 0.8 mi   |
| Kennedy High School    | High       | 9–12   | 1.1 mi   |

District: West Contra Costa 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 94804

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>133</b><br>CRIME INDEX | <b>84</b><br>AIR POLLUTION | <b>44,926</b><br>POPULATION | <b>\$81K</b><br>MEDIAN IN-COME | <b>58°F</b><br>AVG TEMP | <b>78%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|