

Duplex (2 Units, Any Combination) **RESIDENTIAL**

327 RIVERSIDE AVE

FREMONT, CA 94536

\$1,252,603 TopHap Estimate · \$1,009 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,242 ft²

LIVING AREA

4,243 ft²

LOT SIZE

1935

YEAR BUILT

1

STORIES

7

ROOMS

1

PARKING

VALUATION

\$1.3M

\$1.2M low

\$1.3M high

Last Sale

\$1,230,000 · Dec 4, 2024

Est. Owner Equity

\$420,603

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$15,289 (2025)
Assessed Value	\$1,254,600
Previous Assessed	\$1,230,000
Assessor Market Value	\$1,051,380

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
County	ALAMEDA
Lot (acres)	0.10
Construction	Wood (Unspecified)
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 3, 2026	Financing	Intrafamily Transfer			\$832K
Nov 27, 2024	Resale	Grant Deed	\$1,230,000	\$990	\$923K
Apr 20, 2022	Financing	Grant Deed			\$740K
Dec 4, 2017	Resale	Grant Deed	\$890,000	\$717	\$425K
Feb 18, 2016	Resale	Grant Deed	\$485,000	\$390	
Mar 22, 2010	Recorded document	Affidavit Of Death			
Oct 6, 1967	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Niles Elementary School	Elementary	KG–5	0.4 mi
Washington High School	High	9–12	1.8 mi
Centerville Middle School	Middle	6–8	1.8 mi

District: Fremont 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 94536

62 CRIME INDEX	92 AIR POLLUTION	70,570 POPULATION	\$140K MEDIAN IN-COME	59°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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