

Single Family Residence **RESIDENTIAL**

45138 RUTHERFORD TER

FREMONT, CA 94539

\$4,967,236 TopHap Estimate · \$834 / ft² · confidence 96 · as of Jul 14, 2026

5
BEDS

6.5
BATHS

5,959 ft²
LIVING AREA

0.5 ac
LOT SIZE

1995
YEAR BUILT

2
STORIES

12
ROOMS

5
PARKING

VALUATION

\$5M

\$4.8M low

\$5.2M high

Last Sale

\$4,550,000 · May 17, 2021

Est. Owner Equity

\$4,145,236

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax

\$49,013 (2025)

Assessed Value

\$5,016,473

Previous Assessed

\$4,108,000

Assessor Market Value

\$4,258,080

PROPERTY FACTS

Property Type	Single Family Residence
County	ALAMEDA
Lot (acres)	0.50
Construction	Wood (Unspecified)
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 5, 2021	Resale	Grant Deed	\$4,550,000	\$764	\$822K
Jan 21, 2005	Quitclaim	Quit Claim Transfer			
Jan 21, 2005	Quitclaim	Quit Claim Transfer			\$985K
Jun 1, 2004	Quitclaim	Quit Claim Transfer			
Apr 17, 2002	Quitclaim	Quit Claim Transfer			\$830K
Mar 29, 2000	Quitclaim	Quit Claim Transfer			
Jan 29, 1999	Quitclaim	Quit Claim Transfer			\$736K
Nov 2, 1998	Quitclaim	Quit Claim Transfer			
Jun 10, 1993	Quitclaim	Quit Claim Transfer			\$850K
Aug 25, 1992	Resale	Grant Deed	\$470,000	\$79	\$320K
Sep 26, 1990	Resale	Grant Deed	\$500,000	\$84	\$100K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fred E. Weibel Elementary School	Elementary	KG–5	1.1 mi
John M. Horner Middle School	Middle	6–8	3.3 mi
Irvington High School	High	9–12	3.4 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 94539

25 CRIME INDEX	87 AIR POLLUTION	52,775 POPULATION	\$191K MEDIAN IN-COME	59°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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