

Single Family Residence **RESIDENTIAL**

12711 ROUTE 394

RANDOLPH, NY 14772

\$63,808 TopHap Estimate · \$106 / ft² · confidence 65 · as of Jul 14, 2026



2

BEDS

1

BATHS

600 ft²

LIVING AREA

0.3 ac

LOT SIZE

1930

YEAR BUILT

1

STORIES

4

ROOMS

1

PARKING

VALUATION

\$64K

\$42K low

\$86K high

Est. Owner Equity

\$63,808

TAX & ASSESSMENT

Property Tax	\$438 (2024)
Assessed Value	\$19,100
Previous Assessed	\$19,100
Assessor Market Value	\$35,701

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cottage
County	Cattaraugus
Lot (acres)	0.30
Foundation	Mat/Raft Foundation (Slab)
Heating	Yes
Garage	Garage, Attached
Pool	No

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
G N Chapman Elementary School	Elementary	PK–6	3.8 mi
Randolph Senior High School	Middle	7–12	3.9 mi

District: Randolph Central 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 14772

128 CRIME INDEX	90 AIR POLLUTION	3,257 POPULATION	\$68K MEDIAN IN- COME	45°F AVG TEMP	48% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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