

Single Family Residence **RESIDENTIAL**

9645 RANDOLPH ST

RIVERSIDE, CA 92503

\$547,649 TopHap Estimate · \$347 / ft² · confidence 94 · as of Jul 14, 2026



4
BEDS

1.8
BATHS

1,580 ft²
LIVING AREA

0.16 ac
LOT SIZE

1968
YEAR BUILT

1
STORIES

7
ROOMS

2
PARKING

VALUATION

\$548K

\$512K low

\$583K high

Last Sale

\$255,909 · Mar 4, 2004

Est. Owner Equity

\$276,139

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$4,444 (2025)
Assessed Value	\$371,095
Previous Assessed	\$363,819
Assessor Market Value	\$388,350

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	RIVERSIDE
Lot (acres)	0.16
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 4, 2004	Quitclaim	Quit Claim Transfer	\$202,500	\$128	
Jan 30, 2002	Quitclaim	Quit Claim Transfer			
Aug 7, 2001	Quitclaim	Quit Claim Transfer			
Aug 7, 2001	Resale	Grant Deed	\$139,000	\$88	\$136K
May 29, 1996	Resale	Grant Deed	\$92,000	\$58	\$92K
Sep 11, 1995	Non-arms-length	Grant Deed	\$32,500	\$21	
Jun 28, 1995	Non-arms-length	Trustees Deed	\$54,754	\$35	
Feb 23, 1994	Recorded document	Trustees Deed			
Feb 23, 1994	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Norte Vista High School	High	9–12	0.2 mi
Terrace Elementary School	Elementary	KG–5	0.2 mi
Loma Vista Middle School	Middle	6–8	1.7 mi

District: Alvord 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 92503

57 CRIME INDEX	105 AIR POLLUTION	96,024 POPULATION	\$87K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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