

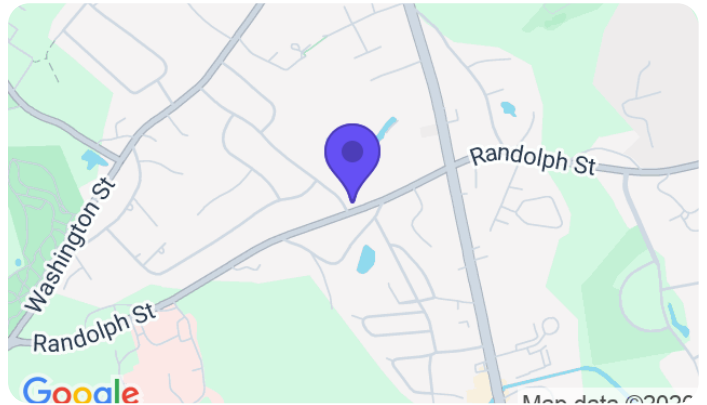
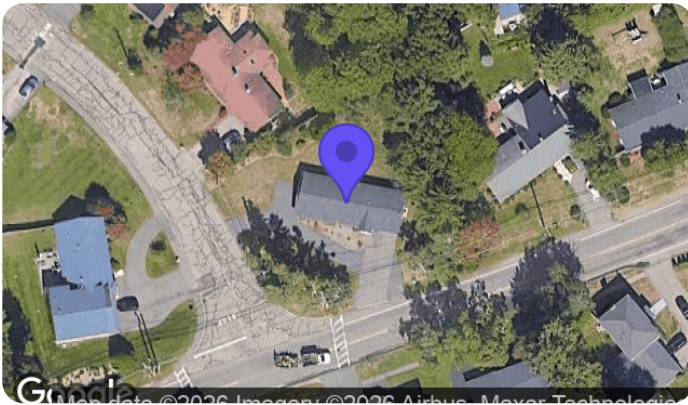
Single Family Residence

RESIDENTIAL

40 RANDOLPH ST

CANTON, MA 02021

\$693,713 TopHap Estimate · \$545 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,273 ft²

LIVING AREA

0.37 ac

LOT SIZE

1958

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$694K

\$608K low

\$779K high

Last Sale

\$687,500 · Oct 15, 2025

Est. Owner Equity

\$88,713

Loan-to-Value

87%

TAX & ASSESSMENT

Property Tax	\$5,341 (2025)
Assessed Value	\$540,000
Previous Assessed	\$522,500
Assessor Market Value	\$605,625

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	NORFOLK
Lot (acres)	0.37
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Radiant
Fireplace	Yes
Pool	No

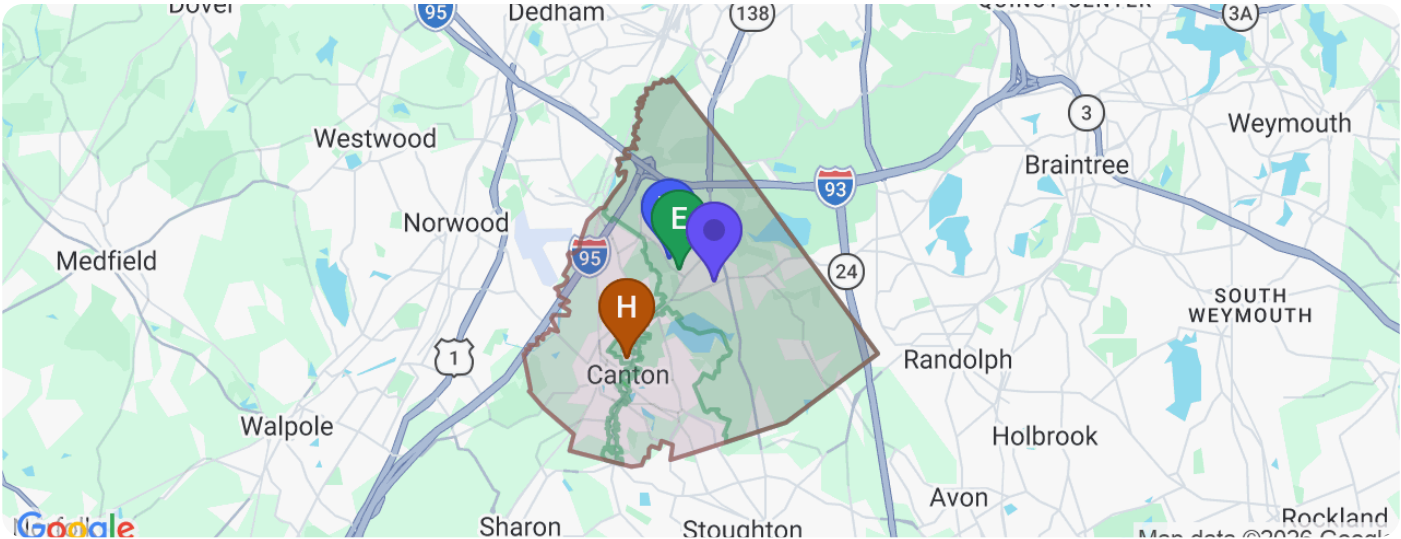
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 15, 2025	Resale	Quit Claim Arm'S Length For Ne States	\$687,500	\$540	\$605K
May 29, 2014	Quitclaim	Quit Claim Transfer	\$290,000	\$228	\$218K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lt. Peter M. Hansen Elementary School	Elementary	KG–5	0.6 mi
William H. Galvin Middle School	Middle	6–8	0.8 mi
Canton High School	High	9–12	1.9 mi

District: Canton 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 02021

101 CRIME INDEX	102 AIR POLLUTION	25,067 POPULATION	\$132K MEDIAN IN-COME	50°F AVG TEMP	52% SUNSHINE
--------------------	----------------------	----------------------	--------------------------	------------------	-----------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------