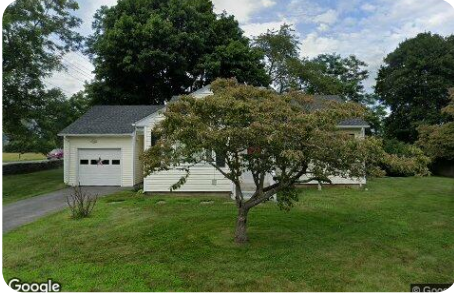


Single Family Residence **RESIDENTIAL**

6 RANDALL LN

PORTSMOUTH, RI 02871

\$485,000 TopHap Estimate · \$451 / ft² · confidence 95 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,076 ft²

LIVING AREA

0.28 ac

LOT SIZE

1952

YEAR BUILT

1

STORIES

4

ROOMS

VALUATION

\$485K

\$461K low

\$509K high

Last Sale

\$510,000 · Nov 5, 2025

Est. Owner Equity

\$500

Loan-to-Value

100%

TAX & ASSESSMENT

Property Tax	\$4,264 (2025)
Assessed Value	\$321,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	NEWPORT
Lot (acres)	0.28
Roof	Asphalt
Heating	Hot Water
Cooling	Yes
Pool	No

CLIMATE RISK

1 FLOOD	5 WILDFIRE	55 HEAT	87 STORM	28 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 4, 2025	Resale	Warranty Deed	\$510,000	\$474	\$485K
Aug 19, 2003	Resale	Grant Deed	\$230,000	\$214	\$105K
Jan 2, 2002	Financing	Mortgage			\$75K
Jan 2, 1992	Resale	Grant Deed	\$117,000	\$109	\$97K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Portsmouth Middle School	Middle	5–8	1.5 mi
Melville Elementary School	Elementary	KG–4	2.9 mi
Portsmouth High School	High	9–12	5.0 mi

District: Portsmouth 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 02871

84 CRIME INDEX	101 AIR POLLUTION	16,919 POPULATION	\$116K MEDIAN IN-COME	50°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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