

Single Family Residence **RESIDENTIAL**

45186 RUTHERFORD TER

FREMONT, CA 94539

\$4,234,307 TopHap Estimate · \$841 / ft² · confidence 91 · as of Jul 14, 2026

4
BEDS

3.5
BATHS

5,036 ft²
LIVING AREA

0.52 ac
LOT SIZE

1992
YEAR BUILT

2
STORIES

10
ROOMS

3
PARKING

VALUATION

\$4.2M

\$3.9M low

\$4.6M high

Est. Owner Equity

\$3,628,307

Loan-to-Value

15%

TAX & ASSESSMENT

Property Tax	\$20,546 (2025)
Assessed Value	\$1,717,234
Previous Assessed	\$1,683,429
Assessor Market Value	\$3,450,060

PROPERTY FACTS

Property Type	Single Family Residence
Style	Custom Design
County	ALAMEDA
Lot (acres)	0.52
Construction	Wood (Unspecified)
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 22, 2009	Quitclaim	Quit Claim Transfer			
Nov 22, 2009	Quitclaim	Quit Claim Transfer			
Dec 8, 1988	Resale	Grant Deed	\$310,000	\$62	\$233K

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	3.3 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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