

Single Family Residence **RESIDENTIAL**

45 RAND ST

MALDEN, MA 02148

\$774,150 TopHap Estimate · \$701 / ft² · confidence 88 · as of Jun 23, 2026



3

BEDS

2

BATHS

1,104 ft²

LIVING AREA

3,241 ft²

LOT SIZE

1900

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$774K

\$681K low

\$867K high

Last Sale

\$655,000 · Sep 25, 2024

Est. Owner Equity

\$184,650

Loan-to-Value

76%

TAX & ASSESSMENT

Property Tax	\$5,445 (2025)
Assessed Value	\$481,000
Previous Assessed	\$443,300

PROPERTY FACTS

Property Type	Single Family Residence
County	Middlesex
Lot (acres)	0.07
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 25, 2024	Resale	Quit Claim Arm'S Length For Ne States	\$655,000	\$593	\$590K
Jun 5, 2020	Resale	Quit Claim Arm'S Length For Ne States	\$425,000	\$385	\$404K
Sep 23, 2008	Recorded document	Grant Deed	\$1	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Forestdale	Elementary	KG–8	0.5 mi
Malden High School	High	9–12	0.6 mi

District: Malden 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 02148

121 CRIME INDEX	104 AIR POLLUTION	67,427 POPULATION	\$88K 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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