

Single Family Residence

RESIDENTIAL

747 8TH ST

RICHMOND, CA 94801

\$375,503

TopHap Estimate · \$425 / ft² · confidence 93 · as of Jul 14, 2026



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2

BEDS

1

BATHS

883 ft²

LIVING AREA

3,800 ft²

LOT SIZE

1947

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$376K

\$351K low

\$400K high

Last Sale

\$295,000 · Jun 29, 2016

Est. Owner Equity

\$85,847

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$6,353 (2025)
Assessed Value	\$356,197
Previous Assessed	\$349,213

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	CONTRA COSTA
Lot (acres)	0.09
Construction	Manufactured (Unspecified)
Roof	Wood Shingle
Heating	Floor/Wall Furnace
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	19 HEAT	44 STORM	36 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 21, 2016	Resale	Grant Deed	\$295,000	\$334	\$290K
Jan 19, 2010	Non-arms-length	Trustees Deed	\$51,400	\$58	
Feb 21, 2006	Quitclaim	Quit Claim Transfer			
Apr 24, 1962	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Peres Elementary School	Elementary	KG–6	0.1 mi
Richmond High School	High	9–12	1.1 mi
Helms Middle School	Middle	7–8	1.8 mi

District: West Contra Costa Unified School District



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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 94801

135 CRIME INDEX	86 AIR POLLUTION	34,858 POPULATION	\$72K MEDIAN IN-COME	57°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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