

Rural Residence

RESIDENTIAL

3459 ROUTE 394

RANDOLPH, NY 14772

\$217,059 TopHap Estimate · \$123 / ft² · confidence 87 · as of Jul 14, 2026

3

BEDS

1

BATHS

1,760 ft²

LIVING AREA

29.65 ac

LOT SIZE

1968

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$217K

\$190K low

\$245K high

Est. Owner Equity

\$30,059

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax

\$2,109 (2024)

Assessed Value

\$154,000

Previous Assessed

\$154,000

Assessor Market Value

\$154,000

PROPERTY FACTS

Property Type	Rural Residence
Style	Ranch
County	Cattaraugus
Lot (acres)	29.65
Heating	Electric
Pool	No

Porch · 60 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 31, 2025	Financing	Warranty Deed			\$187K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Randolph Senior High School	Middle	7–12	2.0 mi
G N Chapman Elementary School	Elementary	PK–6	2.1 mi

District: Randolph Central 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 14772

128 CRIME INDEX	90 AIR POLLUTION	3,257 POPULATION	\$68K MEDIAN IN-COME	45°F AVG TEMP	48% SUNSHINE
--------------------	---------------------	---------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

Occupancy

Owner occupied