

Single Family Residence **RESIDENTIAL**

12 RANDOLPH ST

CANTON, MA 02021

\$805,937 TopHap Estimate · \$455 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,772 ft²

LIVING AREA

0.35 ac

LOT SIZE

1969

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$806K

\$754K low

\$857K high

Last Sale

\$452,000 · Jul 10, 2015

Est. Owner Equity

\$374,937

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$6,788 (2025)
Assessed Value	\$686,300
Previous Assessed	\$665,100
Assessor Market Value	\$706,420

PROPERTY FACTS

Property Type	Single Family Residence
Style	Raised Ranch
County	NORFOLK
Lot (acres)	0.35
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Hot Water
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 10, 2015	Resale	Quit Claim Arm'S Length For Ne States	\$452,000	\$255	\$362K
Jul 1, 2008	Resale	Deed	\$320,000	\$181	\$255K
Dec 7, 2004	Recorded document	Grant Deed	\$1	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lt. Peter M. Hansen Elementary School	Elementary	KG–5	0.4 mi
William H. Galvin Middle School	Middle	6–8	0.7 mi
Canton High School	High	9–12	1.6 mi

District: Canton 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 02021

101 CRIME INDEX	102 AIR POLLUTION	25,067 POPULATION	\$132K MEDIAN IN-COME	50°F AVG TEMP	52% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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