

Single Family Residence **RESIDENTIAL**

314 E RODELL PL

ARCADIA, CA 91006

\$3,532,857 TopHap Estimate · \$630 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

5

BATHS

5,605 ft²

LIVING AREA

0.28 ac

LOT SIZE

2009

YEAR BUILT

5

ROOMS

VALUATION

\$3.5M

\$3.2M low

\$3.8M high

Last Sale

\$3,350,000 · Nov 5, 2024

Est. Owner Equity

\$1,482,857

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$39,000 (2025)
Assessed Value	\$3,350,000
Previous Assessed	\$2,610,569

PROPERTY FACTS

Property Type	Single Family Residence
County	LOS ANGELES
Lot (acres)	0.28
Construction	Wood (Unspecified)
Heating	Central
Cooling	Central
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 8, 2024	Resale	Grant Deed	\$3,350,000	\$598	\$2.1M
Aug 9, 2021	Financing	Intrafamily Transfer			
Feb 2, 2021	Financing	Intrafamily Transfer			\$1M
Jul 7, 2020	Resale	Grant Deed	\$2,460,000	\$439	
Dec 14, 2016	Financing	Intrafamily Transfer			\$1M
Feb 12, 2015	Resale	Grant Deed	\$2,560,000	\$457	
Feb 23, 2015	Quitclaim	Quit Claim Transfer			
Jun 2, 2014	Quitclaim	Quit Claim Transfer			
Apr 30, 2012	Resale	Grant Deed	\$2,150,000	\$384	
May 28, 2010	Quitclaim	Quit Claim Transfer			
Feb 1, 2010	Quitclaim	Quit Claim Transfer			
Oct 9, 2008	Resale	Grant Deed	\$750,000	\$134	
Oct 9, 2008	Recorded document	Grant Deed			
Nov 16, 2005	Resale	Grant Deed	\$785,000	\$140	\$612K
Nov 17, 2005	Resale	Grant Deed	\$758,000	\$135	
Oct 18, 2005	Recorded document	Affidavit Of Death			
May 27, 1993	Recorded document	Mortgage			
Jun 14, 1961	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Richard Henry Dana Middle School	Middle	6–8	1.0 mi
Longley Way Elementary School	Elementary	KG–5	1.1 mi
Arcadia High School	High	9–12	1.6 mi

District: Arcadia 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 91006

59 CRIME INDEX	103 AIR POLLUTION	32,843 POPULATION	\$118K MEDIAN IN-COME	63°F AVG TEMP	73% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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