

Single Family Residence

RESIDENTIAL

9850 TERRADELL ST

PICO RIVERA, CA 90660

\$806,659 TopHap Estimate · \$531 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,519 ft²

LIVING AREA

0.12 ac

LOT SIZE

1951

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$807K

\$781K low

\$833K high

Last Sale

\$138,500 · Mar 6, 1996

Est. Owner Equity

\$406,782

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$5,479 (2025)
Assessed Value	\$351,919
Previous Assessed	\$345,019

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	LOS ANGELES
Lot (acres)	0.12
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 6, 2002	Quitclaim	Quit Claim Transfer			
Mar 6, 1996	Resale	Grant Deed	\$138,500	\$91	\$138K
Oct 30, 1995	Recorded document	Grant Deed			
Oct 23, 1995	Non-arms-length	Trustees Deed	\$130,121	\$86	
Jan 29, 1993	Resale	Grant Deed	\$166,000	\$109	\$168K
Aug 3, 1989	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Birney Tech Academy	Elementary	KG–5	0.3 mi
The STEAM Academy @Burke	Middle	6–8	0.4 mi
El Rancho High School	High	9–12	1.8 mi

District: El Rancho 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 90660

54 CRIME INDEX	109 AIR POLLUTION	59,514 POPULATION	\$77K MEDIAN IN-COME	65°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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