

Duplex (2 Units, Any Combination)

RESIDENTIAL

1618 S RAND ST

BOISE, ID 83709



4

BEDS

2.5

BATHS

2,298 ft²

LIVING AREA

0.2 ac

LOT SIZE

1978

YEAR BUILT

1

STORIES

2

PARKING

TAX & ASSESSMENT

Property Tax	\$4,931 (2025)
Assessed Value	\$540,900
Previous Assessed	\$535,000
Assessor Market Value	\$540,900

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Conventional
County	ADA

Lot (acres)	0.20
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 120 ft²

Patio · 120 ft²

Porch · 85 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 8, 2004	Financing	Warranty Deed			\$165K
May 24, 2004	Recorded document	Warranty Deed			
May 20, 2004	Quitclaim	Quit Claim Transfer			\$99K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Grace Jordan Elementary School	Elementary	PK–6	0.3 mi
Borah Senior High School	High	9–12	0.5 mi
West Junior High School	Middle	7–9	1.9 mi

District: Boise City Independent School District 1

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 83709

79 CRIME INDEX	115 AIR POLLUTION	65,821 POPULATION	\$88K MEDIAN IN- COME	51°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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