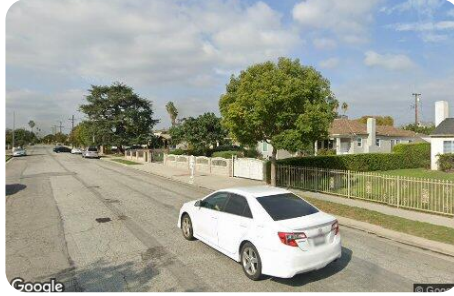


Single Family Residence **RESIDENTIAL**

9513 GUESS ST

ROSEMEAD, CA 91770

\$1,052,574 TopHap Estimate · \$551 / ft² · confidence 90 · as of Jul 14, 2026



5

BEDS

2

BATHS

1,910 ft²

LIVING AREA

0.22 ac

LOT SIZE

1947

YEAR BUILT

2

STORIES

11

ROOMS

VALUATION

\$1.1M

\$949K low

\$1.2M high

Last Sale

\$1,050,000 · Jun 4, 2026

Est. Owner Equity

\$1,052,574

TAX & ASSESSMENT

Property Tax	\$5,327 (2025)
Assessed Value	\$393,265
Previous Assessed	\$385,555

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	LOS ANGELES
Lot (acres)	0.22
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Cooling	Central
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 28, 2026	Resale	Grant Deed	\$1,050,000	\$550	
Mar 12, 2025	Financing	Intrafamily Transfer			
Sep 14, 2000	Resale	Grant Deed	\$261,000	\$137	\$161K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Savannah Elementary School	Elementary	KG–6	0.3 mi
Rosemead High School	High	9–12	0.7 mi
Muscatel Middle School	Middle	7–8	0.8 mi

District: Rosemead Elementary 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 91770

57 CRIME INDEX	109 AIR POLLUTION	57,788 POPULATION	\$63K 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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