

Single Family Residence **RESIDENTIAL**

23954 RACE ST

NEWHALL, CA 91321

\$358,315 TopHap Estimate · \$480 / ft² · confidence 86 · as of Jul 14, 2026



3

BEDS

2

BATHS

747 ft²

LIVING AREA

2,895 ft²

LOT SIZE

1948

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$358K

\$307K low

\$410K high

Est. Owner Equity

\$358,315

TAX & ASSESSMENT

Property Tax	\$1,678 (2025)
Assessed Value	\$39,009
Previous Assessed	\$38,245

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	LOS ANGELES
Lot (acres)	0.07
Construction	Wood (Unspecified)
Roof	Composition Shingle
Heating	Floor/Wall Furnace
Pool	No

CLIMATE RISK

68 FLOOD	80 WILDFIRE	47 HEAT	40 STORM	50 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 16, 2024	Quitclaim	Quit Claim Transfer			
Apr 17, 2018	Quitclaim	Quit Claim Transfer			
Nov 8, 2013	Quitclaim	Quit Claim Transfer			
Nov 8, 2013	Quitclaim	Quit Claim Transfer			
Jun 25, 2009	Quitclaim	Quit Claim Transfer			
Feb 19, 1969	Non-arms-length	Grant Deed	\$1,000	\$1	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
William S. Hart High School	High	9–12	1.2 mi
Placerita Junior High School	Middle	7–8	1.5 mi
Old Orchard Elementary School	Elementary	KG–6	1.6 mi

District: William S. Hart Union High School District (9-12)

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 91321

60 CRIME INDEX	103 AIR POLLUTION	35,927 POPULATION	\$98K MEDIAN IN-COME	61°F AVG TEMP	73% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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