

Single Family Residence

RESIDENTIAL

5951 RAND ST

BUENA PARK, CA 90621

\$764,354 TopHap Estimate · \$487 / ft² · confidence 94 · as of Jul 14, 2026



2

BEDS

2

BATHS

1,568 ft²

LIVING AREA

0.17 ac

LOT SIZE

1947

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$764K

\$718K low

\$810K high

Last Sale

\$715,000 · Oct 18, 2022

Est. Owner Equity

\$192,354

Loan-to-Value

65%

TAX & ASSESSMENT

Property Tax	\$8,865 (2025)
Assessed Value	\$758,763
Previous Assessed	\$743,886

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	ORANGE
Lot (acres)	0.17
Roof	Composition Shingle
Heating	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 28, 2022	Resale	Grant Deed	\$715,000	\$456	\$572K
Feb 11, 1994	Resale	Grant Deed	\$137,500	\$88	\$136K
Sep 3, 1993	Non-arms-length	Trustees Deed	\$164,906	\$105	
Nov 9, 1989	Resale	Grant Deed	\$167,000	\$107	\$150K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Gordon H. Beatty Middle School	Middle	6–8	0.7 mi
James A. Whitaker Elementary School	Elementary	KG–5	0.9 mi
Buena Park High School	High	9–12	1.2 mi

District: Buena Park 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 90621

81 CRIME INDEX	110 AIR POLLUTION	36,183 POPULATION	\$84K MEDIAN IN-COME	64°F AVG TEMP	75% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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