

Single Family Residence **RESIDENTIAL**

8687 RANDOLPH ST

RIVERSIDE, CA 92503

\$506,700 TopHap Estimate · \$510 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

994 ft²

LIVING AREA

0.21 ac

LOT SIZE

1957

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$507K

\$490K low

\$523K high

Last Sale

\$141,000 · Sep 5, 2008

Est. Owner Equity

\$381,175

Loan-to-Value

25%

TAX & ASSESSMENT

Property Tax	\$2,289 (2025)
Assessed Value	\$185,183
Previous Assessed	\$181,553
Assessor Market Value	\$268,380

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.21
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 11, 2008	Resale	Grant Deed	\$141,000	\$142	\$128K
Nov 28, 2007	Non-arms-length	Trustees Deed	\$1,000	\$1	
Dec 19, 2005	Recorded document	Grant Deed			
Dec 30, 2005	Financing	Grant Deed			\$280K
Jun 23, 2005	Quitclaim	Quit Claim Transfer			
Jun 22, 2005	Recorded document	Grant Deed			
Jun 21, 2005	Quitclaim	Quit Claim Transfer			\$248K
Jun 14, 2005	Recorded document	Grant Deed			
Mar 24, 2004	Recorded document	Grant Deed			
Mar 24, 2004	Financing	Grant Deed			\$207K
Oct 20, 1999	Foreclosure sale	Trustees Deed	\$68,743	\$69	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Terrace Elementary School	Elementary	KG–5	0.2 mi
Norte Vista High School	High	9–12	0.5 mi
Loma Vista Middle School	Middle	6–8	2.0 mi

District: Alvord 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 92503

57 CRIME INDEX	105 AIR POLLUTION	96,024 POPULATION	\$87K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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