

Single Family Residence **RESIDENTIAL**

# 6830 DORINDA DR

RIVERSIDE, CA 92503

**\$545,205** TopHap Estimate · \$396 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**4**

BEDS

**1.8**

BATHS

**1,378 ft<sup>2</sup>**

LIVING AREA

**0.18 ac**

LOT SIZE

**1969**

YEAR BUILT

**1**

STORIES

**7**

ROOMS

**2**

PARKING

## VALUATION

**\$545K**

\$525K low

\$566K high

Last Sale

**\$152,000 · Jun 5, 2009**

Est. Owner Equity

**\$438,805**

Loan-to-Value

**18%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,463 (2025) |
| Assessed Value        | \$199,634      |
| Previous Assessed     | \$195,721      |
| Assessor Market Value | \$384,480      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | RIVERSIDE               |
| Lot (acres)   | 0.18                    |
| Construction  | Wood (Unspecified)      |
| Roof          | Rock / Gravel           |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | Yes                     |

## TRANSACTION HISTORY

| DATE         | TYPE             | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|------------------|---------------------|-----------|--------------------|--------|
| Nov 10, 2009 | Quitclaim        | Quit Claim Transfer |           |                    |        |
| Apr 15, 2009 | Resale           | Grant Deed          | \$152,000 | \$110              | \$106K |
| Sep 25, 2008 | Foreclosure sale | Trustees Deed       | \$303,437 | \$220              |        |
| Jul 11, 2007 | Resale           | Grant Deed          | \$371,000 | \$269              | \$352K |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Norte Vista High School   | High       | 9–12   | 0.3 mi   |
| Terrace Elementary School | Elementary | KG–5   | 0.4 mi   |
| Loma Vista Middle School  | Middle     | 6–8    | 1.7 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<br>CRIME INDEX | 105<br>AIR POLLUTION | 96,024<br>POPULATION | \$87K<br>MEDIAN IN-COME | 64°F<br>AVG TEMP | 68%<br>SUNSHINE |
|-------------------|----------------------|----------------------|-------------------------|------------------|-----------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|