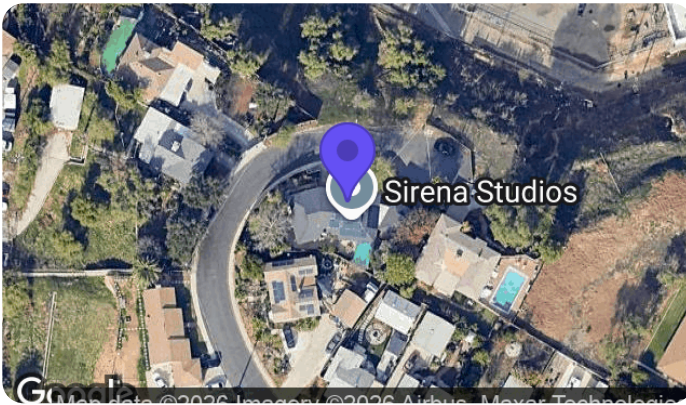


Single Family Residence **RESIDENTIAL**

4365 ALTA VISTA DR

RIVERSIDE, CA 92506

\$741,445 TopHap Estimate · \$392 / ft² · confidence 87 · as of Jul 14, 2026



3
BEDS

1.8
BATHS

1,891 ft²
LIVING AREA

0.18 ac
LOT SIZE

1953
YEAR BUILT

1
STORIES

1
PARKING

VALUATION

\$741K

\$649K low

\$834K high

Last Sale

\$725,000 · Aug 5, 2025

Est. Owner Equity

\$30,945

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$4,214 (2025)
Assessed Value	\$725,000
Previous Assessed	\$380,773
Assessor Market Value	\$547,290

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.18
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

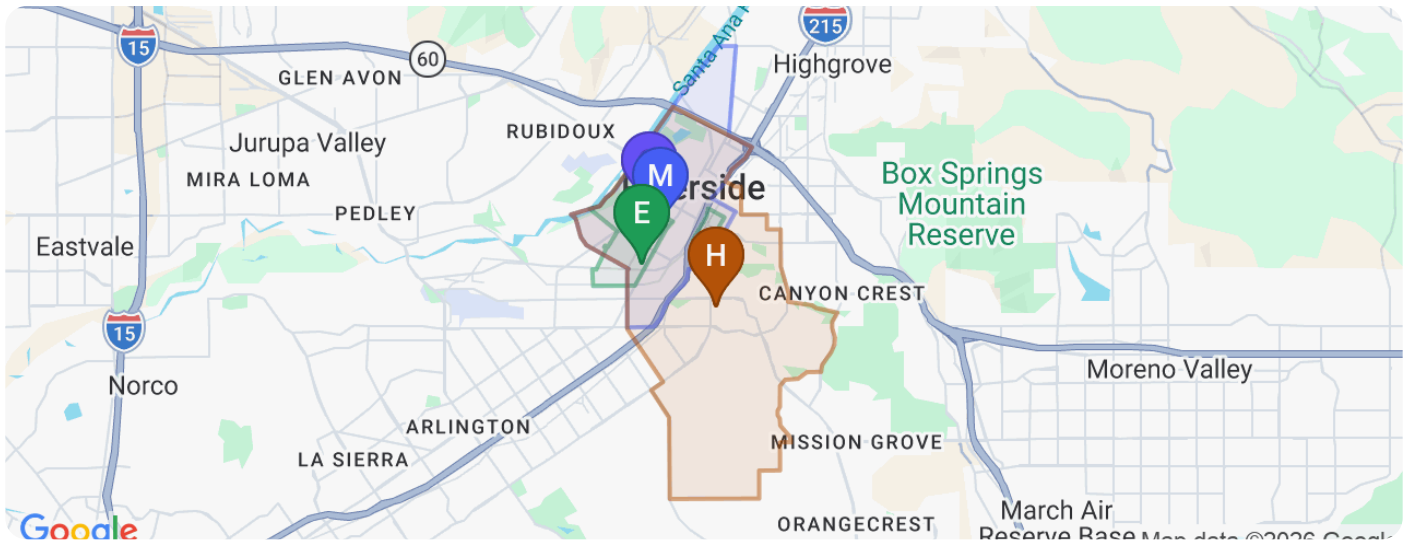
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 18, 2025	Resale	Grant Deed	\$725,000	\$383	\$689K
Sep 25, 2009	Resale	Grant Deed	\$295,000	\$156	\$261K
Dec 28, 1995	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Central Middle School of Arts and Innovation	Middle	7–8	0.3 mi
Magnolia Elementary School	Elementary	KG–6	0.9 mi
Poly High School	High	9–12	2.1 mi

District: Riverside 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 92506

65 CRIME INDEX	104 AIR POLLUTION	47,695 POPULATION	\$109K 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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