

Condominium

RESIDENTIAL

2726 NECTARINE AVE

RIVERSIDE, CA 92506

\$555,171 TopHap Estimate · \$340 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

1.8

BATHS

1,631 ft²

LIVING AREA

3,920 ft²

LOT SIZE

1974

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$555K

\$535K low

\$575K high

Last Sale

\$550,000 · Feb 26, 2025

Est. Owner Equity

\$23,528

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$6,340 (2025)
Assessed Value	\$561,000
Previous Assessed	\$566,100

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	RIVERSIDE
Lot (acres)	0.09
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Pool (Unspecified), Heated

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 3, 2025	Resale	Grant Deed	\$550,000	\$337	\$532K
Aug 29, 2017	Resale	Grant Deed	\$366,000	\$224	
Sep 11, 2017	Recorded document	Affidavit Of Death			
Mar 10, 2015	Recorded document	Affidavit Of Death			
Feb 14, 1994	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Poly High School	High	9–12	0.2 mi
Louisa May Alcott Elementary School	Elementary	KG–6	0.4 mi
Matthew Gage Middle School	Middle	7–8	1.0 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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