

Single Family Residence **RESIDENTIAL**

7021 RUTLAND AVE

RIVERSIDE, CA 92503

\$562,245 TopHap Estimate · \$376 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

1,495 ft²

LIVING AREA

0.18 ac

LOT SIZE

1986

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$562K

\$542K low

\$583K high

Last Sale

\$115,500 · Aug 8, 1996

Est. Owner Equity

\$307,245

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$2,275 (2025)
Assessed Value	\$191,170
Previous Assessed	\$187,422
Assessor Market Value	\$438,660

PROPERTY FACTS

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 22, 2014	Quitclaim	Quit Claim Transfer			
Jan 22, 2013	Financing	Intrafamily Transfer			\$231K
Mar 3, 2006	Quitclaim	Quit Claim Transfer			\$176K
Aug 8, 1996	Quitclaim	Quit Claim Transfer			
Aug 8, 1996	Resale	Trustees Deed	\$115,500	\$77	\$114K
Jul 31, 1996	Non-arms-length	Trustees Deed	\$104,807	\$70	
Jul 31, 1996	Non-arms-length	Trustees Deed	\$63,122	\$42	
Aug 17, 1995	Non-arms-length	Grant Deed	\$63,122	\$42	
Aug 10, 1995	Non-arms-length	Trustees Deed	\$104,807	\$70	
Sep 1, 1988	Resale	Grant Deed	\$116,000	\$78	\$117K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Terrace Elementary School	Elementary	KG–5	0.4 mi
Norte Vista High School	High	9–12	0.5 mi
Loma Vista Middle School	Middle	6–8	1.9 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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