

Single Family Residence **RESIDENTIAL**

5689 RIVERSIDE AVE

RIVERSIDE, CA 92506

\$791,538 TopHap Estimate · \$344 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1.8

BATHS

2,300 ft²

LIVING AREA

0.25 ac

LOT SIZE

1946

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$792K

\$746K low

\$837K high

Last Sale

\$580,000 · Jun 10, 2022

Est. Owner Equity

\$148,538

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$6,819 (2025)
Assessed Value	\$627,808
Previous Assessed	\$615,499
Assessor Market Value	\$557,640

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.25
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 19, 2022	Resale	Grant Deed	\$580,000	\$252	\$493K
Nov 9, 2007	Quitclaim	Quit Claim Transfer			
Nov 9, 2007	Recorded document	Affidavit Of Death			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pachappa Elementary School	Elementary	KG–6	0.4 mi
Central Middle School of Arts and Innovation	Middle	7–8	0.7 mi
Poly High School	High	9–12	1.3 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
--------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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