

Duplex (2 Units, Any Combination)

RESIDENTIAL

2956 PROSPECT AVE

RIVERSIDE, CA 92507

\$622,692 TopHap Estimate · \$365 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,704 ft²

LIVING AREA

0.14 ac

LOT SIZE

1957

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$623K

\$593K low

\$652K high

Est. Owner Equity

\$492,692

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$943 (2025)
Assessed Value	\$80,773
Previous Assessed	\$79,191

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Duplex Single
County	RIVERSIDE
Lot (acres)	0.14
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 20, 2022	Financing	Intrafamily Transfer			
Oct 31, 2003	Quitclaim	Quit Claim Transfer			\$80K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Central Middle School of Arts and Innovation	Middle	7–8	0.9 mi
Poly High School	High	9–12	1.2 mi
Magnolia Elementary School	Elementary	KG–6	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 92507

112 CRIME INDEX	105 AIR POLLUTION	64,491 POPULATION	\$66K MEDIAN IN-COME	63°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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