

Single Family Residence **RESIDENTIAL**

1420 RIVERA ST

RIVERSIDE, CA 92501

\$561,617 TopHap Estimate · \$292 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,921 ft²

LIVING AREA

0.23 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$562K

\$514K low

\$609K high

Last Sale

\$445,000 · Jan 23, 2020

Est. Owner Equity

\$116,617

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$5,467 (2025)
Assessed Value	\$496,400
Previous Assessed	\$486,667
Assessor Market Value	\$482,850

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.23
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
Nov 18, 2019	Resale	Grant Deed	\$445,000	\$232	\$445K
Feb 28, 2017	Resale	Grant Deed	\$375,000	\$195	\$327K
Aug 6, 2010	Quitclaim	Quit Claim Transfer			
Mar 10, 2009	Resale	Grant Deed	\$165,000	\$86	
May 23, 2008	Non-arms-length	Trustees Deed	\$221,000	\$115	
Nov 22, 2000	Resale	Grant Deed	\$120,500	\$63	\$72K
Jul 14, 2000	Non-arms-length	Grant Deed	\$63,341	\$33	
May 2, 2000	Non-arms-length	Trustees Deed	\$126,684	\$66	
Dec 23, 1996	Non-arms-length	Grant Deed	\$118,500	\$62	\$118K
Dec 20, 1996	Recorded document	Grant Deed			
Dec 1, 1989	Resale	Grant Deed	\$137,000	\$71	\$139K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Patricia Beatty Elementary School	Elementary	KG–6	0.4 mi
John W. North High School	High	9–12	2.4 mi
Central Middle School of Arts and Innovation	Middle	7–8	2.6 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 92501

98 CRIME INDEX	108 AIR POLLUTION	22,671 POPULATION	\$69K 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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