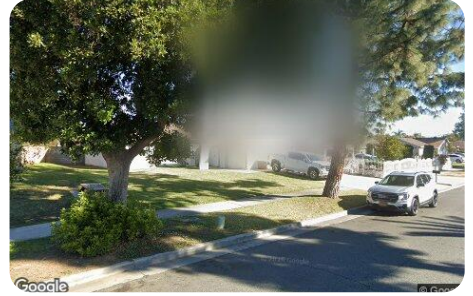


Single Family Residence **RESIDENTIAL**

9485 HOBART DR

RIVERSIDE, CA 92503

\$525,790 TopHap Estimate · \$411 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

1,280 ft²

LIVING AREA

0.17 ac

LOT SIZE

1974

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$526K

\$495K low

\$557K high

Last Sale

\$290,000 · Jul 7, 2016

Est. Owner Equity

\$308,290

Loan-to-Value

40%

TAX & ASSESSMENT

Property Tax	\$4,195 (2025)
Assessed Value	\$343,293
Previous Assessed	\$336,563
Assessor Market Value	\$476,730

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	RIVERSIDE
Lot (acres)	0.17
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 27, 2016	Resale	Grant Deed	\$290,000	\$227	\$218K
Aug 30, 2004	Quitclaim	Quit Claim Transfer			\$198K
Dec 24, 2002	Resale	Grant Deed	\$180,000	\$141	\$177K
Mar 24, 2000	Resale	Grant Deed	\$90,500	\$71	\$88K
Sep 27, 1999	Recorded document	Grant Deed			
Jul 7, 1999	Non-arms-length	Trustees Deed	\$122,820	\$96	
Oct 13, 1998	Non-arms-length	Trustees Deed	\$111,742	\$87	
Jun 25, 1998	Quitclaim	Quit Claim Transfer			
Aug 7, 1996	Resale	Grant Deed	\$105,000	\$82	\$100K
Mar 14, 1996	Resale	Grant Deed	\$83,500	\$65	\$82K
Oct 26, 1995	Recorded document	Grant Deed			
Sep 1, 1995	Non-arms-length	Trustees Deed	\$107,739	\$84	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Norte Vista High School	High	9–12	0.4 mi
Terrace Elementary School	Elementary	KG–5	0.4 mi
Loma Vista Middle School	Middle	6–8	1.8 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	Absentee owner
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