

Single Family Residence **RESIDENTIAL**

6885 COMSTOCK AVE

RIVERSIDE, CA 92503

\$605,357 TopHap Estimate · \$411 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

1,473 ft²

LIVING AREA

0.33 ac

LOT SIZE

1973

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$605K

\$580K low

\$630K high

Est. Owner Equity

\$266,357

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$2,805 (2025)
Assessed Value	\$235,138
Previous Assessed	\$230,528
Assessor Market Value	\$457,920

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	RIVERSIDE
Lot (acres)	0.33
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 19, 2018	Quitclaim	Quit Claim Transfer			\$342K
Nov 24, 2004	Quitclaim	Quit Claim Transfer			\$210K
Mar 22, 2004	Quitclaim	Quit Claim Transfer			\$182K
Mar 29, 1993	Resale	Grant Deed	\$171,362	\$116	\$134K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Norte Vista High School	High	9–12	0.3 mi
Terrace Elementary School	Elementary	KG–5	0.4 mi
Loma Vista Middle School	Middle	6–8	1.7 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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