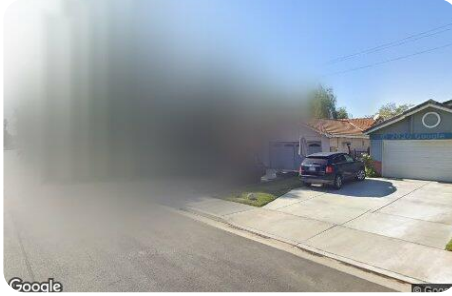


Single Family Residence **RESIDENTIAL**

1307 SALMON RIVER RD

RIVERSIDE, CA 92501

\$507,023 TopHap Estimate · \$376 / ft² · confidence 88 · as of Jul 14, 2026



4

BEDS

2.8

BATHS

1,347 ft²

LIVING AREA

0.16 ac

LOT SIZE

1990

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$507K

\$446K low

\$568K high

Est. Owner Equity

\$180,662

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$4,133 (2025)
Assessed Value	\$380,458
Previous Assessed	\$372,999
Assessor Market Value	\$397,080

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.16
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 9, 2019	Financing	Intrafamily Transfer			\$284K
Jul 27, 2010	Financing	Intrafamily Transfer			\$229K
Sep 17, 2008	Resale	Grant Deed	\$232,000	\$172	\$229K
Apr 1, 1990	Resale	Grant Deed	\$129,000	\$96	\$129K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Patricia Beatty Elementary School	Elementary	KG–6	0.5 mi
John W. North High School	High	9–12	2.5 mi
Central Middle School of Arts and Innovation	Middle	7–8	2.7 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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