

Single Family Residence

RESIDENTIAL

10684 PENDLETON ST

RIVERSIDE, CA 92505

\$636,105 TopHap Estimate · \$367 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.8

BATHS

1,733 ft²

LIVING AREA

0.2 ac

LOT SIZE

1958

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$636K

\$610K low

\$662K high

Last Sale

\$460,000 · Apr 30, 2021

Est. Owner Equity

\$376,105

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$6,179 (2025)
Assessed Value	\$507,874
Previous Assessed	\$497,917
Assessor Market Value	\$475,830

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.20
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 12, 2025	Financing	Intrafamily Transfer			
Mar 2, 2021	Non-arms-length	Grant Deed	\$460,000	\$265	\$260K
Aug 21, 2013	Quitclaim	Quit Claim Transfer			
Nov 26, 2012	Resale	Grant Deed	\$175,000	\$101	\$131K
Apr 30, 2004	Quitclaim	Quit Claim Transfer			\$140K
Dec 1, 1988	Resale	Grant Deed	\$103,500	\$60	\$104K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Collett Elementary School	Elementary	KG–5	0.4 mi
La Sierra High School	High	9–12	0.5 mi
Arizona Middle School	Middle	6–8	1.4 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 92505

68 CRIME INDEX	108 AIR POLLUTION	53,012 POPULATION	\$74K 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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