

Single Family Residence **RESIDENTIAL**

1193 SALMON RIVER RD

RIVERSIDE, CA 92501

\$462,599 TopHap Estimate · \$363 / ft² · confidence 88 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,274 ft²

LIVING AREA

0.16 ac

LOT SIZE

1991

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$463K

\$407K low

\$518K high

Last Sale

\$98,000 · Nov 24, 1999

Est. Owner Equity

\$265,831

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax	\$1,665 (2025)
Assessed Value	\$153,602
Previous Assessed	\$150,591
Assessor Market Value	\$341,280

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	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 2, 2003	Quitclaim	Quit Claim Transfer			\$121K
Nov 24, 1999	Resale	Grant Deed	\$48,636	\$38	\$97K
Aug 23, 1999	Recorded document	Grant Deed			
Sep 11, 1998	Non-arms-length	Trustees Deed	\$132,842	\$104	
Jan 1, 1992	Resale	Grant Deed	\$260,000	\$204	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Patricia Beatty Elementary School	Elementary	KG–6	0.6 mi
John W. North High School	High	9–12	2.5 mi
Central Middle School of Arts and Innovation	Middle	7–8	2.8 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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