

Single Family Residence **RESIDENTIAL**

2240 NORTHBEND ST

RIVERSIDE, CA 92501

\$403,264 TopHap Estimate · \$548 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

1

BATHS

736 ft²

LIVING AREA

0.14 ac

LOT SIZE

1922

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$403K

\$365K low

\$441K high

Last Sale

\$208,000 · Mar 1, 2016

Est. Owner Equity

\$199,432

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$2,720 (2025)
Assessed Value	\$251,145
Previous Assessed	\$246,221
Assessor Market Value	\$300,600

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.14
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 25, 2016	Resale	Grant Deed	\$208,000	\$283	\$204K
May 26, 2011	Recorded document	Grant Deed			
May 3, 2011	Resale	Grant Deed	\$135,000	\$183	\$132K
Jul 19, 2010	Resale	Grant Deed	\$80,000	\$109	
May 3, 2010	Non-arms-length	Trustees Deed	\$69,060	\$94	
May 4, 1999	Resale	Grant Deed	\$82,000	\$111	\$81K
Mar 31, 1998	Resale	Grant Deed	\$25,000	\$34	
Oct 1, 1988	Non-arms-length	Grant Deed	\$70,000	\$95	\$71K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fremont Elementary School	Elementary	KG–6	0.3 mi
Central Middle School of Arts and Innovation	Middle	7–8	2.0 mi
Poly High School	High	9–12	3.1 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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