

Single Family Residence **RESIDENTIAL**

7979 MODESTO DR

RIVERSIDE, CA 92503

\$587,694 TopHap Estimate · \$525 / ft² · confidence 91 · as of Jul 14, 2026



2

BEDS

1.5

BATHS

1,120 ft²

LIVING AREA

0.22 ac

LOT SIZE

1973

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$588K

\$536K low

\$640K high

Last Sale

\$126,500 · Jan 31, 2013

Est. Owner Equity

\$433,944

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$2,782 (2025)
Assessed Value	\$226,073
Previous Assessed	\$221,641
Assessor Market Value	\$298,530

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.22
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 31, 2012	Resale	Grant Deed	\$126,500	\$113	
Mar 7, 2012	Foreclosure sale	Trustees Deed	\$140,000	\$125	
Mar 24, 2006	Quitclaim	Quit Claim Transfer			\$544K
Nov 22, 2005	Quitclaim	Quit Claim Transfer			
Mar 17, 2003	Quitclaim	Quit Claim Transfer			\$270K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Foothill Elementary School	Elementary	KG–5	0.4 mi
Wells Middle School	Middle	6–8	0.6 mi
La Sierra High School	High	9–12	1.8 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	Absentee owner
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