

Single Family Residence **RESIDENTIAL**

5214 RUTLAND AVE

RIVERSIDE, CA 92503

\$585,823 TopHap Estimate · \$508 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,154 ft²

LIVING AREA

0.22 ac

LOT SIZE

1952

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$586K

\$554K low

\$618K high

Est. Owner Equity

\$526,227

Loan-to-Value

11%

TAX & ASSESSMENT

Property Tax	\$1,862 (2025)
Assessed Value	\$156,895
Previous Assessed	\$153,820
Assessor Market Value	\$487,170

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	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 1, 1988	Non-arms-length	Grant Deed	\$60,000	\$52	\$61K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wells Middle School	Middle	6–8	0.2 mi
Foothill Elementary School	Elementary	KG–5	0.3 mi
Norte Vista High School	High	9–12	1.2 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	Owner occupied
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