

Single Family Residence **RESIDENTIAL**

265 RIVERVIEW DR

VALLEJO, CA 94589

\$529,128 TopHap Estimate · \$292 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,810 ft²

LIVING AREA

0.18 ac

LOT SIZE

1984

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$529K

\$502K low

\$556K high

Last Sale

\$150,000 · Dec 16, 1988

Est. Owner Equity

\$239,848

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$4,792 (2024)
Assessed Value	\$281,492
Previous Assessed	\$275,973

PROPERTY FACTS

Property Type	Single Family Residence
County	Solano
Lot (acres)	0.18
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Patio · 216 ft²

CLIMATE RISK

1
FLOOD

1
WILDFIRE

37
HEAT

44
STORM

36
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 20, 2005	Quitclaim	Quit Claim Transfer			
Jan 20, 2005	Quitclaim	Quit Claim Transfer			\$181K
Apr 22, 2003	Quitclaim	Quit Claim Transfer			
Dec 16, 1988	Resale	Grant Deed	\$150,000	\$83	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Johnston Cooper Elementary School	Elementary	KG–5	0.7 mi
Solano Widenmann Leadership Academy	Middle	KG–8	1.3 mi
Vallejo High School	High	9–12	1.4 mi

District: Vallejo City 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 94589

85 CRIME INDEX	89 AIR POLLUTION	31,672 POPULATION	\$87K MEDIAN IN-COME	58°F AVG TEMP	78% SUNSHINE
--------------------------------------	--	---	--	-------------------------------------	------------------------------------

Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
-----------	----------------