

Single Family Residence **RESIDENTIAL**

7031 RUTLAND AVE

RIVERSIDE, CA 92503

\$584,750 TopHap Estimate · \$481 / ft² · confidence 95 · as of Jun 23, 2026



3

BEDS

1.8

BATHS

1,216 ft²

LIVING AREA

0.2 ac

LOT SIZE

1986

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$585K

\$556K low

\$614K high

Last Sale

\$262,000 · Apr 1, 2015

Est. Owner Equity

\$422,750

Loan-to-Value

28%

TAX & ASSESSMENT

Property Tax	\$3,190 (2025)
Assessed Value	\$259,878
Previous Assessed	\$254,783
Assessor Market Value	\$396,270

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	RIVERSIDE
Lot (acres)	0.20
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
May 16, 2024	Financing	Intrafamily Transfer			
Mar 27, 2015	Resale	Grant Deed	\$262,000	\$215	\$197K
Apr 12, 2005	Resale	Grant Deed	\$256,000	\$211	\$166K
Sep 28, 2001	Resale	Grant Deed	\$151,000	\$124	\$141K
Nov 29, 1995	Quitclaim	Quit Claim Transfer			
Sep 1, 1989	Recorded document	Grant Deed			
Sep 1, 1989	Resale	Grant Deed	\$136,000	\$112	\$109K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Terrace Elementary School	Elementary	KG–5	0.4 mi
Norte Vista High School	High	9–12	0.5 mi
Loma Vista Middle School	Middle	6–8	1.9 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.

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 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.

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 OWNERSHIP

Occupancy	Absentee owner
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