

Single Family Residence **RESIDENTIAL**

2825 RUMSEY DR

RIVERSIDE, CA 92506

\$2,519,130 TopHap Estimate · \$489 / ft² · confidence 83 · as of Jul 14, 2026



7

BEDS

6

BATHS

5,154 ft²

LIVING AREA

2 ac

LOT SIZE

1942

YEAR BUILT

2

STORIES

3

PARKING

VALUATION

\$2.5M

\$2.1M low

\$3M high

Last Sale

\$2,500,000 · Jan 15, 2002

Est. Owner Equity

\$868,930

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$20,725 (2025)
Assessed Value	\$1,883,535
Previous Assessed	\$1,846,604
Assessor Market Value	\$2,296,260

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 15, 2002	Resale	Grant Deed	\$1,250,000	\$243	\$850K
Nov 8, 1993	Quitclaim	Quit Claim Transfer			
Sep 16, 1992	Quitclaim	Quit Claim Transfer			\$443K
Feb 4, 1991	Quitclaim	Quit Claim Transfer			\$420K
Feb 1, 1989	Quitclaim	Quit Claim Transfer			\$344K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Poly High School	High	9–12	0.4 mi
Louisa May Alcott Elementary School	Elementary	KG–6	0.6 mi
Matthew Gage Middle School	Middle	7–8	1.2 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 92506

65 CRIME INDEX	104 AIR POLLUTION	47,695 POPULATION	\$109K 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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