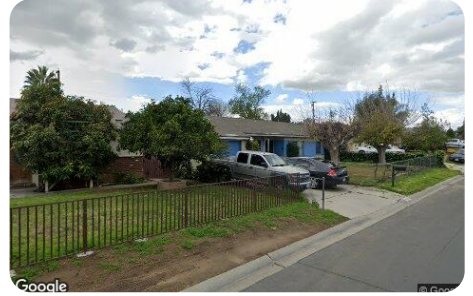


Single Family Residence **RESIDENTIAL**

5478 RUTLAND AVE

RIVERSIDE, CA 92503

\$566,960 TopHap Estimate · \$525 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,080 ft²

LIVING AREA

0.17 ac

LOT SIZE

1954

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$567K

\$547K low

\$587K high

Last Sale

\$90,000 · Sep 7, 1994

Est. Owner Equity

\$408,710

Loan-to-Value

30%

TAX & ASSESSMENT

Property Tax	\$1,985 (2025)
Assessed Value	\$159,934
Previous Assessed	\$156,799
Assessor Market Value	\$326,610

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.17
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 24, 2007	Quitclaim	Quit Claim Transfer			\$158K
Jul 27, 2001	Quitclaim	Quit Claim Transfer			
Sep 7, 1994	Resale	Grant Deed	\$90,000	\$83	\$89K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wells Middle School	Middle	6–8	0.3 mi
Arlanza Elementary School	Elementary	KG–5	0.4 mi
Norte Vista High School	High	9–12	1.0 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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