

Single Family Residence **RESIDENTIAL**

8909 BARTON ST

RIVERSIDE, CA 92508

\$726,685 TopHap Estimate · \$413 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,760 ft²

LIVING AREA

0.14 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$727K

\$700K low

\$754K high

Last Sale

\$361,500 · Mar 11, 2016

Est. Owner Equity

\$460,685

Loan-to-Value

37%

TAX & ASSESSMENT

Property Tax	\$4,804 (2025)
Assessed Value	\$436,491
Previous Assessed	\$427,933
Assessor Market Value	\$502,920

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.14
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
Oct 1, 2021	Financing	Intrafamily Transfer			
Jan 26, 2016	Resale	Grant Deed	\$361,500	\$205	\$286K
Mar 8, 2016	Quitclaim	Quit Claim Transfer			
Oct 10, 2014	Resale	Grant Deed	\$300,000	\$170	\$290K
Jun 29, 1993	Resale	Grant Deed	\$146,000	\$83	\$144K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Amelia Earhart Middle School	Middle	7–8	0.3 mi
Benjamin Franklin Elementary School	Elementary	KG–6	0.5 mi
Martin Luther King High School	High	9–12	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 92508

26 CRIME INDEX	107 AIR POLLUTION	37,730 POPULATION	\$129K MEDIAN IN-COME	63°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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