

Single Family Residence **RESIDENTIAL**

3936 ROYCE ST

RIVERSIDE, CA 92503

\$577,516 TopHap Estimate · \$491 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,176 ft²

LIVING AREA

0.16 ac

LOT SIZE

1955

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$578K

\$546K low

\$609K high

Last Sale

\$300,000 · Sep 16, 2016

Est. Owner Equity

\$211,366

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$3,928 (2025)
Assessed Value	\$355,011
Previous Assessed	\$348,051
Assessor Market Value	\$386,640

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	RIVERSIDE
Lot (acres)	0.16
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 3, 2016	Resale	Grant Deed	\$300,000	\$255	\$293K
Jul 1, 2002	Quitclaim	Quit Claim Transfer			
Sep 25, 1998	Resale	Grant Deed	\$82,000	\$70	\$82K
Dec 23, 1992	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Chemawa Middle School	Middle	7–8	0.3 mi
Monroe Elementary School	Elementary	KG–6	0.4 mi
Arlington 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 92503

57 CRIME INDEX	105 AIR POLLUTION	96,024 POPULATION	\$87K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------