

Single Family Residence

RESIDENTIAL

5706 OLD RANCH RD

RIVERSIDE, CA 92504

\$552,738 TopHap Estimate · \$423 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

1.8

BATHS

1,308 ft²

LIVING AREA

0.18 ac

LOT SIZE

1959

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$553K

\$516K low

\$590K high

Last Sale

\$445,000 · Oct 5, 2020

Est. Owner Equity

\$129,988

Loan-to-Value

74%

TAX & ASSESSMENT

Property Tax	\$5,412 (2025)
Assessed Value	\$491,312
Previous Assessed	\$481,680
Assessor Market Value	\$855,630

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.18
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 11, 2020	Resale	Grant Deed	\$445,000	\$340	\$423K
May 7, 2018	Resale	Grant Deed	\$388,000	\$297	\$349K
Oct 29, 2004	Resale	Grant Deed	\$300,000	\$229	\$230K
Sep 30, 1998	Resale	Grant Deed	\$116,500	\$89	\$116K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mountain View Elementary School	Elementary	KG–6	0.9 mi
Central Middle School of Arts and Innovation	Middle	7–8	1.2 mi
Poly High School	High	9–12	2.5 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 92504

90 CRIME INDEX	105 AIR POLLUTION	56,759 POPULATION	\$80K 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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