

Single Family Residence **RESIDENTIAL**

4505 WABASH CT

RIVERSIDE, CA 92501

\$510,985 TopHap Estimate · \$325 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,574 ft²

LIVING AREA

0.21 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$511K

\$466K low

\$556K high

Last Sale

\$170,000 · Mar 27, 2002

Est. Owner Equity

\$240,985

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$2,853 (2025)
Assessed Value	\$256,137
Previous Assessed	\$251,115
Assessor Market Value	\$410,490

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.21
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
Mar 27, 2002	Resale	Grant Deed	\$170,000	\$108	\$168K
Aug 30, 1991	Resale	Grant Deed	\$140,000	\$89	\$133K
Nov 1, 1989	Resale	Grant Deed	\$129,000	\$82	\$123K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Patricia Beatty Elementary School	Elementary	KG–6	0.5 mi
John W. North High School	High	9–12	2.4 mi
Central Middle School of Arts and Innovation	Middle	7–8	2.7 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 92501

98 CRIME INDEX	108 AIR POLLUTION	22,671 POPULATION	\$69K 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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