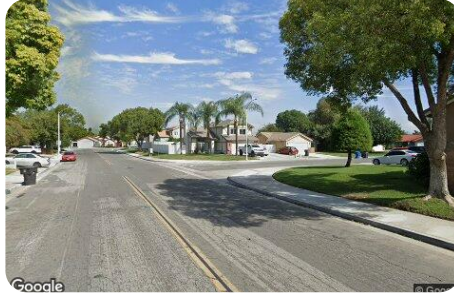


Single Family Residence **RESIDENTIAL**

4520 WABASH CT

RIVERSIDE, CA 92501

\$550,075 TopHap Estimate · \$279 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3.3

BATHS

1,972 ft²

LIVING AREA

0.19 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$550K

\$517K low

\$583K high

Last Sale

\$135,000 · Jun 2, 2000

Est. Owner Equity

\$412,075

Loan-to-Value

23%

TAX & ASSESSMENT

Property Tax	\$3,112 (2025)
Assessed Value	\$287,077
Previous Assessed	\$281,449
Assessor Market Value	\$432,450

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.19
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
Jan 8, 2003	Quitclaim	Quit Claim Transfer			
Jan 8, 2003	Recorded document	Grant Deed			
Jan 8, 2003	Recorded document	Grant Deed			
Jun 2, 2000	Resale	Trustees Deed	\$135,000	\$68	\$134K
Jun 2, 2000	Quitclaim	Quit Claim Transfer			
Nov 1, 1989	Resale	Grant Deed	\$127,272	\$65	\$105K
Sep 1, 1989	Recorded document	Grant Deed			
Apr 1, 1989	Recorded document	Grant Deed			

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



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

OWNERSHIP

Occupancy	Owner occupied
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