

Single Family Residence **RESIDENTIAL**

6623 EVELYN PL

RIVERSIDE, CA 92504

\$602,696 TopHap Estimate · \$465 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

1,297 ft²

LIVING AREA

0.22 ac

LOT SIZE

1955

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$603K

\$565K low

\$640K high

Last Sale

\$162,000 · Sep 30, 2009

Est. Owner Equity

\$353,291

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$2,387 (2025)
Assessed Value	\$213,275
Previous Assessed	\$209,094
Assessor Market Value	\$384,750

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.22
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 26, 2009	Resale	Grant Deed	\$162,000	\$125	\$159K
Mar 24, 2003	Quitclaim	Quit Claim Transfer			\$143K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Thomas Jefferson Elementary School	Elementary	KG–6	0.5 mi
Sierra Middle School	Middle	7–8	0.6 mi
Ramona High School	High	9–12	1.0 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
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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