

Single Family Residence **RESIDENTIAL**

# 4325 LINWOOD PL

RIVERSIDE, CA 92506

**\$552,761** TopHap Estimate · \$632 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**2**

BEDS

**1**

BATHS

**874 ft<sup>2</sup>**

LIVING AREA

**0.19 ac**

LOT SIZE

**1941**

YEAR BUILT

**1**

STORIES

**4**

ROOMS

**1**

PARKING

## VALUATION

**\$553K**

\$532K low

\$574K high

Last Sale

**\$300,000 · May 31, 2017**

Est. Owner Equity

**\$270,461**

Loan-to-Value

**52%**

## TAX & ASSESSMENT

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$3,852 (2025)</b> |
| Assessed Value        | <b>\$355,131</b>      |
| Previous Assessed     | <b>\$348,169</b>      |
| Assessor Market Value | <b>\$371,700</b>      |

## PROPERTY FACTS

|               |                                |
|---------------|--------------------------------|
| Property Type | <b>Single Family Residence</b> |
| Style         | <b>Contemporary</b>            |
| County        | <b>RIVERSIDE</b>               |
| Lot (acres)   | <b>0.19</b>                    |
| Construction  | <b>Wood (Unspecified)</b>      |
| Roof          | <b>Rock / Gravel</b>           |
| Heating       | <b>Central</b>                 |
| Cooling       | <b>Central</b>                 |
| Garage        | <b>Garage, Attached</b>        |
| Pool          | <b>No</b>                      |

## TRANSACTION HISTORY

| DATE                | TYPE              | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|---------------------|-------------------|----------------------|-----------|--------------------|--------|
| <b>Mar 22, 2021</b> | Financing         | Intrafamily Transfer |           |                    | \$282K |
| <b>May 2, 2017</b>  | Resale            | Grant Deed           | \$300,000 | \$343              | \$295K |
| <b>Jul 8, 2010</b>  | Recorded document | Grant Deed           |           |                    |        |
| <b>Jun 29, 2010</b> | Resale            | Grant Deed           | \$179,000 | \$205              | \$137K |
| <b>Aug 27, 2009</b> | Recorded document | Grant Deed           |           |                    |        |
| <b>Jul 2, 2009</b>  | Non-arms-length   | Trustees Deed        | \$102,000 | \$117              |        |
| <b>Sep 22, 2004</b> | Resale            | Grant Deed           | \$310,454 | \$355              | \$185K |
| <b>Jul 8, 2004</b>  | Quitclaim         | Quit Claim Transfer  |           |                    | \$66K  |
| <b>Sep 22, 2003</b> | Quitclaim         | Quit Claim Transfer  |           |                    |        |
| <b>Jun 30, 2003</b> | Resale            | Grant Deed           | \$177,000 | \$203              | \$175K |
| <b>Jun 30, 2003</b> | Quitclaim         | Quit Claim Transfer  |           |                    |        |
| <b>Sep 16, 1994</b> | Resale            | Grant Deed           | \$80,000  | \$92               | \$40K  |

## ASSIGNED SCHOOLS

| SCHOOL                                       | LEVEL      | GRADES | DISTANCE |
|----------------------------------------------|------------|--------|----------|
| Magnolia Elementary School                   | Elementary | KG–6   | 0.4 mi   |
| Central Middle School of Arts and Innovation | Middle     | 7–8    | 0.6 mi   |
| Poly High School                             | High       | 9–12   | 1.9 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 92506

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>65</b><br>CRIME INDEX | <b>104</b><br>AIR POLLUTION | <b>47,695</b><br>POPULATION | <b>\$109K</b><br>MEDIAN IN-COME | <b>64°F</b><br>AVG TEMP | <b>68%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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