

Single Family Residence

RESIDENTIAL

5765 NORTHVIEW PL

RIVERSIDE, CA 92506

\$597,429

TopHap Estimate · \$483 / ft² · confidence 97 · as of Jul 14, 2026



2

BEDS

1

BATHS

1,237 ft²

LIVING AREA

0.18 ac

LOT SIZE

1953

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$597K

\$580K low

\$615K high

Last Sale

\$540,000 · Jan 19, 2022

Est. Owner Equity

\$4,429

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$6,425 (2025)
Assessed Value	\$584,511
Previous Assessed	\$573,051
Assessor Market Value	\$471,150

PROPERTY FACTS

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 22, 2021	Resale	Grant Deed	\$540,000	\$437	\$513K
Sep 2, 2008	Resale	Grant Deed	\$240,000	\$194	\$192K
May 7, 2008	Recorded document	Grant Deed			
Apr 30, 2008	Recorded document	Affidavit Of Death			
Apr 10, 1998	Quitclaim	Quit Claim Transfer			

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	1.1 mi
Poly High School	High	9–12	2.3 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

65 CRIME INDEX	104 AIR POLLUTION	47,695 POPULATION	\$109K 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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