

Single Family Residence

RESIDENTIAL

# 2985 JAMESTOWN DR

RIVERSIDE, CA 92504

**\$492,451** TopHap Estimate · \$444 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026

**3**

BEDS

**1.8**

BATHS

**1,110 ft<sup>2</sup>**

LIVING AREA

**0.14 ac**

LOT SIZE

**1977**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$492K**

\$467K low

\$518K high

Est. Owner Equity

**\$223,984**

Loan-to-Value

**54%**

## TAX & ASSESSMENT

Property Tax

**\$66 (2025)**

Assessed Value

**\$241,740**

Previous Assessed

**\$237,001**

Assessor Market Value

**\$384,750**

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | RIVERSIDE               |
| Lot (acres)   | 0.14                    |
| Construction  | Wood (Unspecified)      |
| Roof          | Wood Shingle            |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-------------------|----------------------|-----------|--------------------|--------|
| Apr 27, 2022 | Financing         | Intrafamily Transfer |           |                    |        |
| Mar 5, 2014  | Financing         | Intrafamily Transfer |           |                    | \$240K |
| Dec 28, 2010 | Resale            | Grant Deed           | \$185,000 | \$167              | \$182K |
| Feb 10, 2010 | Foreclosure sale  | Trustees Deed        | \$338,657 | \$305              |        |
| Feb 8, 2002  | Resale            | Grant Deed           | \$169,000 | \$152              | \$167K |
| Feb 6, 2002  | Recorded document | Grant Deed           |           |                    |        |
| Oct 6, 1999  | Quitclaim         | Quit Claim Transfer  |           |                    |        |
| Oct 5, 1999  | Quitclaim         | Quit Claim Transfer  |           |                    |        |
| Sep 30, 1999 | Resale            | Grant Deed           | \$136,500 | \$123              | \$123K |
| Feb 2, 1998  | Quitclaim         | Quit Claim Transfer  |           |                    |        |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Arlington High School       | High       | 9–12   | 0.6 mi   |
| Hawthorne Elementary School | Elementary | KG–6   | 0.9 mi   |
| Chemawa Middle School       | Middle     | 7–8    | 0.9 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 92504

|                                      |                                         |                                         |                                            |                                     |                                    |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>90</div> <div>CRIME INDEX</div> | <div>105</div> <div>AIR POLLUTION</div> | <div>56,759</div> <div>POPULATION</div> | <div>\$80K</div> <div>MEDIAN IN-COME</div> | <div>64°F</div> <div>AVG TEMP</div> | <div>68%</div> <div>SUNSHINE</div> |
|--------------------------------------|-----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

|
 OWNERSHIP

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