

Single Family Residence **RESIDENTIAL**

8701 OUIDA DR

RIVERSIDE, CA 92503

\$644,996 TopHap Estimate · \$351 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

1.8

BATHS

1,838 ft²

LIVING AREA

0.15 ac

LOT SIZE

1962

YEAR BUILT

1

STORIES

5

ROOMS

VALUATION

\$645K

\$620K low

\$670K high

Last Sale

\$620,000 · Oct 18, 2024

Est. Owner Equity

\$49,759

Loan-to-Value

92%

TAX & ASSESSMENT

Property Tax	\$6,946 (2025)
Assessed Value	\$632,400
Previous Assessed	\$620,000
Assessor Market Value	\$861,390

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.15
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 2, 2024	Resale	Grant Deed	\$620,000	\$337	\$595K
Oct 11, 2024	Financing	Affidavit Of Death Of Joint Tenant			
Apr 22, 2019	Quitclaim	Quit Claim Transfer			\$305K
Sep 24, 2018	Quitclaim	Quit Claim Transfer			\$265K
Sep 15, 2006	Quitclaim	Quit Claim Transfer			
Jan 6, 2005	Financing	Intrafamily Transfer			\$101K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Monroe Elementary School	Elementary	KG–6	0.2 mi
Chemawa Middle School	Middle	7–8	0.5 mi
Arlington High School	High	9–12	1.4 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 92503

57 CRIME INDEX	105 AIR POLLUTION	96,024 POPULATION	\$87K 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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