

Single Family Residence

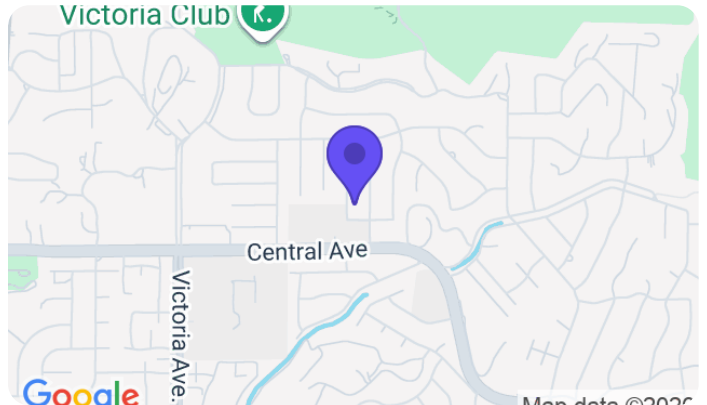
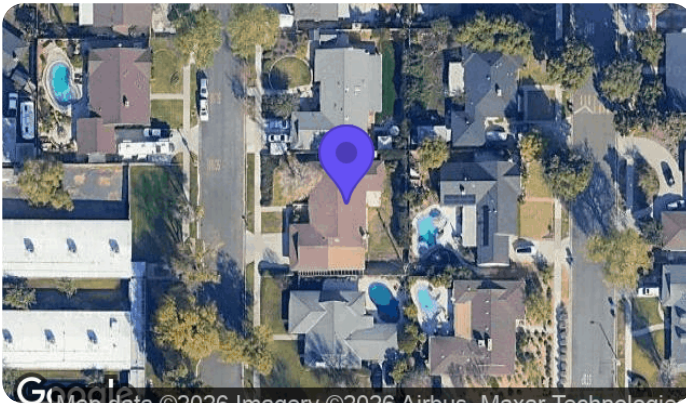
RESIDENTIAL

5314 AVONDALE WAY

RIVERSIDE, CA 92506

\$863,150

TopHap Estimate · \$371 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

2,325 ft²

LIVING AREA

0.24 ac

LOT SIZE

1969

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$863K

\$833K low

\$894K high

Last Sale

\$799,000 · Aug 3, 2022

Est. Owner Equity

\$564,150

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$9,213 (2025)
Assessed Value	\$847,903
Previous Assessed	\$831,279
Assessor Market Value	\$467,460

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.24
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

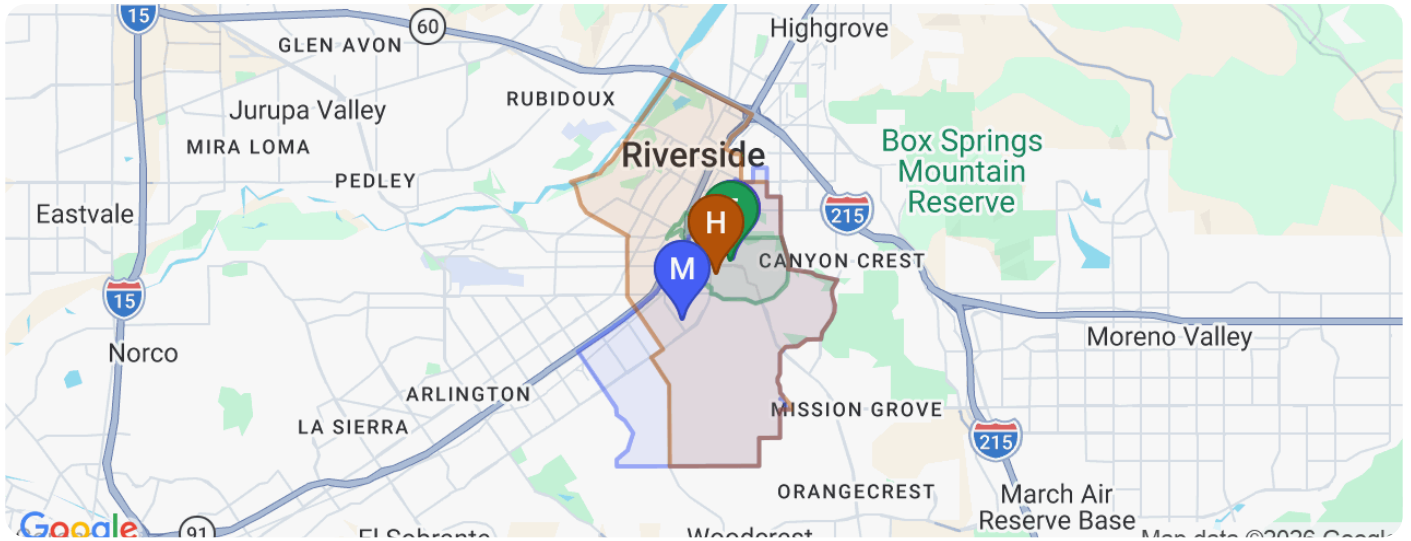
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 21, 2025	Financing	Intrafamily Transfer			
Jul 7, 2022	Resale	Grant Deed	\$799,000	\$344	\$299K
Oct 20, 2020	Resale	Grant Deed	\$525,000	\$226	\$499K
Dec 1, 1999	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Louisa May Alcott Elementary School	Elementary	KG–6	0.1 mi
Poly High School	High	9–12	0.4 mi
Matthew Gage Middle School	Middle	7–8	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 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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