

Single Family Residence **RESIDENTIAL**

31117 RUIDOSA ST

TEMECULA, CA 92592

\$642,839 TopHap Estimate · \$523 / ft² · confidence 92 · as of Jul 14, 2026



2

BEDS

2

BATHS

1,230 ft²

LIVING AREA

0.19 ac

LOT SIZE

1992

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$643K

\$592K low

\$693K high

Last Sale

\$625,000 · Jun 4, 2025

Est. Owner Equity

\$142,839

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$5,416 (2025)
Assessed Value	\$637,500
Previous Assessed	\$443,795
Assessor Market Value	\$396,810

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.19
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 14, 2025	Resale	Grant Deed	\$625,000	\$508	\$500K
May 14, 2025	Financing	Intrafamily Transfer			
Jan 4, 2021	Financing	Intrafamily Transfer			\$292K
Jan 4, 2021	Recorded document	Affidavit Of Death			
Feb 24, 2010	Quitclaim	Quit Claim Transfer			
Jul 14, 2005	Recorded document	Affidavit Of Death			
Feb 24, 2005	Recorded document	Affidavit Of Death			
Feb 13, 2002	Quitclaim	Quit Claim Transfer			
Aug 31, 1993	Resale	Grant Deed	\$65,500	\$53	\$62K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Temecula Luiseño Elementary School	Elementary	KG–5	0.6 mi
Erle Stanley Gardner Middle School	Middle	6–8	0.8 mi

Great Oak High School	High	9–12	1.5 mi
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District: Temecula Valley 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 92592

38 CRIME INDEX	108 AIR POLLUTION	81,144 POPULATION	\$122K MEDIAN IN-COME	62°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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