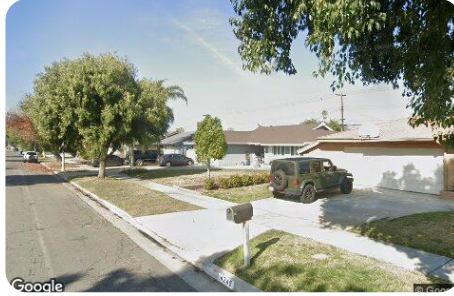


Single Family Residence **RESIDENTIAL**

4245 ROYCE ST

RIVERSIDE, CA 92503

\$561,915 TopHap Estimate · \$502 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

1.8

BATHS

1,119 ft²

LIVING AREA

0.17 ac

LOT SIZE

1956

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$562K

\$523K low

\$601K high

Last Sale

\$156,000 · May 21, 2012

Est. Owner Equity

\$413,715

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$2,163 (2025)
Assessed Value	\$199,846
Previous Assessed	\$195,929
Assessor Market Value	\$338,040

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.17
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 17, 2012	Quitclaim	Quit Claim Transfer			
Mar 15, 2012	Resale	Grant Deed	\$156,000	\$139	\$148K
Aug 25, 2009	Recorded document	Grant Deed			
Aug 19, 2009	Resale	Grant Deed	\$126,000	\$113	
Jul 6, 2009	Foreclosure sale	Trustees Deed	\$105,000	\$94	
Mar 29, 2005	Resale	Grant Deed	\$326,500	\$292	\$261K
Nov 9, 2000	Resale	Grant Deed	\$126,500	\$113	\$120K
May 12, 2000	Non-arms-length	Trustees Deed	\$102,209	\$91	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Andrew Jackson Elementary School	Elementary	KG–6	0.5 mi
Chemawa Middle School	Middle	7–8	0.7 mi
Ramona High School	High	9–12	1.5 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

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

OWNERSHIP

Occupancy

Owner occupied