

Single Family Residence **RESIDENTIAL**

5351 DECLAN ST

RIVERSIDE, CA 92504

\$646,726 TopHap Estimate · \$308 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,100 ft²

LIVING AREA

3,920 ft²

LOT SIZE

2021

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$647K

\$608K low

\$686K high

Last Sale

\$1,201,000 · Jul 23, 2021

Est. Owner Equity

\$166,986

Loan-to-Value

73%

TAX & ASSESSMENT

Property Tax	\$6,130 (2025)
Assessed Value	\$557,545
Previous Assessed	\$546,614
Assessor Market Value	\$516,510

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.09
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 21, 2021	Resale	Grant Deed	\$505,000	\$240	\$480K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Thomas Jefferson Elementary School	Elementary	KG–6	0.4 mi
Sierra Middle School	Middle	7–8	0.5 mi
Ramona High School	High	9–12	0.8 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

90 CRIME INDEX	105 AIR POLLUTION	56,759 POPULATION	\$80K 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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