

Single Family Residence

RESIDENTIAL

5854 ROBINSON AVE

RIVERSIDE, CA 92503

\$673,408

TopHap Estimate · \$506 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,330 ft²

LIVING AREA

0.64 ac

LOT SIZE

1940

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$673K

\$637K low

\$710K high

Last Sale

\$320,000 · Dec 30, 2002

Est. Owner Equity

\$553,570

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$2,820 (2025)
Assessed Value	\$236,337
Previous Assessed	\$231,704
Assessor Market Value	\$381,510

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.64
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Carport (Unspecified)
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 30, 2002	Resale	Grant Deed	\$160,000	\$120	\$152K
Jul 30, 2002	Non-arms-length	Trustees Deed	\$174,812	\$131	
Aug 28, 2001	Non-arms-length	Trustees Deed	\$174,812	\$131	
Aug 31, 2000	Resale	Grant Deed	\$165,000	\$124	\$164K
Mar 30, 2000	Resale	Grant Deed	\$80,909	\$61	\$91K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
La Granada Elementary School	Elementary	KG–5	0.4 mi
Wells Middle School	Middle	6–8	0.7 mi
Norte Vista High School	High	9–12	0.8 mi

District: Alvord 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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