

Single Family Residence

RESIDENTIAL

5855 ROBINSON AVE

RIVERSIDE, CA 92503

\$503,855 TopHap Estimate · \$461 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,092 ft²

LIVING AREA

0.27 ac

LOT SIZE

1945

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$504K

\$472K low

\$536K high

Last Sale

\$335,000 · Oct 17, 2019

Est. Owner Equity

\$185,149

Loan-to-Value

61%

TAX & ASSESSMENT

Property Tax	\$4,539 (2025)
Assessed Value	\$371,776
Previous Assessed	\$364,487
Assessor Market Value	\$357,300

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.27
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 10, 2020	Quitclaim	Quit Claim Transfer			
Jul 29, 2019	Resale	Grant Deed	\$335,000	\$307	\$319K
May 30, 2019	Quitclaim	Quit Claim Transfer			
Jul 7, 2016	Resale	Grant Deed	\$269,000	\$246	\$264K
Aug 25, 2015	Resale	Grant Deed	\$125,000	\$114	\$104K
Aug 7, 2015	Recorded document	Grant Deed			
Aug 8, 2013	Financing	Intrafamily Transfer			\$240K
Nov 1, 2010	Recorded document	Grant Deed			
Mar 29, 2010	Resale	Grant Deed	\$95,000	\$87	
Feb 4, 2010	Resale	Grant Deed	\$49,000	\$45	
Jan 11, 2010	Non-arms-length	Trustees Deed	\$97,500	\$89	
May 23, 2003	Resale	Grant Deed	\$170,000	\$156	\$167K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
La Granada Elementary School	Elementary	KG–5	0.4 mi
Wells Middle School	Middle	6–8	0.6 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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