

Single Family Residence **RESIDENTIAL**

10280 TRICKLE LN
RIVERSIDE, CA 92503



3
BEDS

2.5
BATHS

1,905 ft²
LIVING AREA

1,742 ft²
LOT SIZE

2025
YEAR BUILT

2
STORIES

VALUATION

Last Sale **\$663,000 · Jan 15, 2025**

TAX & ASSESSMENT

Property Tax	\$4,268 (2025)
Assessed Value	\$676,182
Previous Assessed	\$110,331

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.04
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	90 WILDFIRE	66 HEAT	8 STORM	39 DROUGHT
------------	----------------	------------	------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 26, 2024	Resale	Grant Deed	\$663,000	\$348	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Norte Vista High School	High	9–12	0.7 mi
Rosemary Kennedy Elementary School	Elementary	KG–5	1.1 mi
Loma Vista Middle School	Middle	6–8	1.5 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
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------