

Single Family Residence **RESIDENTIAL**

6909 RUTLAND AVE

RIVERSIDE, CA 92503

\$513,437 TopHap Estimate · \$488 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

1.8

BATHS

1,052 ft²

LIVING AREA

0.19 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$513K

\$487K low

\$540K high

Last Sale

\$300,000 · Oct 13, 2016

Est. Owner Equity

\$231,037

Loan-to-Value

56%

TAX & ASSESSMENT

Property Tax	\$4,338 (2025)
Assessed Value	\$355,131
Previous Assessed	\$348,169
Assessor Market Value	\$392,310

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.19
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 3, 2022	Financing	Intrafamily Transfer			
Oct 7, 2016	Quitclaim	Quit Claim Transfer			
Aug 29, 2016	Resale	Grant Deed	\$300,000	\$285	\$295K
Jul 1, 1990	Non-arms-length	Grant Deed	\$35,000	\$33	\$40K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Terrace Elementary School	Elementary	KG–5	0.3 mi
Norte Vista High School	High	9–12	0.5 mi
Loma Vista Middle School	Middle	6–8	2.0 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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