

Single Family Residence **RESIDENTIAL**

31086 RUIDOSA ST

TEMECULA, CA 92592

\$728,776 TopHap Estimate · \$496 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,468 ft²

LIVING AREA

0.12 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$729K

\$696K low

\$762K high

Last Sale

\$750,000 · Apr 25, 2024

Est. Owner Equity

\$73,506

Loan-to-Value

88%

TAX & ASSESSMENT

Property Tax	\$8,344 (2025)
Assessed Value	\$723,078
Previous Assessed	\$708,900
Assessor Market Value	\$492,480

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.12
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 17, 2024	Resale	Grant Deed	\$750,000	\$511	\$655K
Nov 1, 2019	Resale	Grant Deed	\$445,000	\$303	\$437K
Jul 22, 2019	Resale	Grant Deed	\$205,000	\$140	
Sep 4, 2003	Financing	Grant Deed			\$226K
Dec 19, 1997	Resale	Grant Deed	\$133,000	\$91	\$136K
Jan 25, 1995	Resale	Grant Deed	\$12,500	\$9	\$89K
Dec 9, 1993	Resale	Grant Deed	\$1,376,000	\$937	
Jul 1, 1990	Resale	Grant Deed	\$2,500,000	\$1703	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Temecula Luiseño Elementary School	Elementary	KG–5	0.6 mi
Erle Stanley Gardner Middle School	Middle	6–8	0.8 mi
Great Oak High School	High	9–12	1.6 mi

District: Temecula Valley 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 92592

38

CRIME INDEX

108

AIR POLLUTION

81,144

POPULATION

\$122K

MEDIAN IN-COME

62°F

AVG TEMP

68%

SUNSHINE

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

| OWNERSHIP

Occupancy

Owner occupied