

Single Family Residence **RESIDENTIAL**

7105 RUTLAND AVE

RIVERSIDE, CA 92503

\$497,306 TopHap Estimate · \$443 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,123 ft²

LIVING AREA

0.12 ac

LOT SIZE

1986

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$497K

\$470K low

\$525K high

Last Sale

\$180,000 · Jul 17, 2009

Est. Owner Equity

\$369,306

Loan-to-Value

23%

TAX & ASSESSMENT

Property Tax	\$2,826 (2025)
Assessed Value	\$236,973
Previous Assessed	\$232,328
Assessor Market Value	\$371,880

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	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 4, 2009	Resale	Grant Deed	\$180,000	\$160	\$128K
Oct 25, 2005	Financing	Intrafamily Transfer			\$324K
Dec 27, 2004	Financing	Intrafamily Transfer			\$89K
Jun 30, 2004	Recorded document	Grant Deed			
Jun 30, 2004	Non-arms-length	Grant Deed	\$295,000	\$263	\$236K
Nov 14, 2001	Quitclaim	Quit Claim Transfer			
Sep 3, 1997	Resale	Trustees Deed	\$97,000	\$86	\$97K
Sep 3, 1997	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Terrace Elementary School	Elementary	KG–5	0.5 mi
Norte Vista High School	High	9–12	0.6 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



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

OWNERSHIP

Occupancy	Owner occupied
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