

Single Family Residence **RESIDENTIAL**

7194 RUTLAND AVE

RIVERSIDE, CA 92503

\$534,859 TopHap Estimate · \$348 / ft² · confidence 87 · as of Jul 14, 2026



3

BEDS

2.3

BATHS

1,535 ft²

LIVING AREA

0.12 ac

LOT SIZE

1988

YEAR BUILT

4

STORIES

2

PARKING

VALUATION

\$535K

\$464K low

\$605K high

Last Sale

\$333,000 · Jan 12, 2005

Est. Owner Equity

\$152,732

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$5,677 (2025)
Assessed Value	\$473,427
Previous Assessed	\$464,145
Assessor Market Value	\$447,480

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	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 2, 2004	Resale	Grant Deed	\$333,000	\$217	\$333K
Jan 12, 2005	Quitclaim	Quit Claim Transfer			
Dec 23, 1999	Resale	Grant Deed	\$135,500	\$88	\$132K
Oct 21, 1999	Non-arms-length	Trustees Deed	\$106,113	\$69	
Jul 12, 1993	Resale	Grant Deed	\$5,000	\$3	
Dec 1, 1988	Resale	Grant Deed	\$109,000	\$71	\$105K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Terrace Elementary School	Elementary	KG–5	0.6 mi
Norte Vista High School	High	9–12	0.8 mi
Loma Vista Middle School	Middle	6–8	2.1 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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