

Single Family Residence **RESIDENTIAL**

490 AVIGNON CT

RIVERSIDE, CA 92501

\$561,328 TopHap Estimate · \$445 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

1.5

BATHS

1,261 ft²

LIVING AREA

0.27 ac

LOT SIZE

1959

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$561K

\$540K low

\$583K high

Last Sale

\$280,000 · Jul 1, 2026

Est. Owner Equity

\$11,471

Loan-to-Value

100%

TAX & ASSESSMENT

Property Tax	\$4,273 (2025)
Assessed Value	\$353,970
Previous Assessed	\$347,030
Assessor Market Value	\$332,910

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.27
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 1, 2026	Resale	Grant Deed	\$280,000	\$222	\$550K
Jun 29, 2026	Financing	Mortgage			\$550K
Sep 29, 2017	Quitclaim	Quit Claim Transfer			
May 29, 2012	Non-arms-length	Trustees Deed	\$128,200	\$102	
Jul 28, 2004	Resale	Grant Deed	\$260,000	\$206	\$155K
Aug 18, 2004	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Highgrove Elementary School	Elementary	KG–6	1.2 mi
University Heights Middle School	Middle	7–8	1.9 mi
John W. North High School	High	9–12	2.2 mi

District: Riverside 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 92501

98 CRIME INDEX	108 AIR POLLUTION	22,671 POPULATION	\$69K 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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