

Single Family Residence **RESIDENTIAL**

15615 TERRACEVIEW CT

RIVERSIDE, CA 92504

\$839,084 TopHap Estimate · \$262 / ft² · confidence 88 · as of Jul 14, 2026



5

BEDS

3

BATHS

3,198 ft²

LIVING AREA

1.31 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$839K

\$740K low

\$939K high

Est. Owner Equity

\$504,084

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$6,473 (2025)
Assessed Value	\$600,466
Previous Assessed	\$588,693
Assessor Market Value	\$726,660

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

40 FLOOD	88 WILDFIRE	64 HEAT	5 STORM	39 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 1, 1990	Resale	Trustees Deed	\$320,000	\$100	\$224K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Woodcrest Elementary School	Elementary	KG–6	1.4 mi
Frank Augustus Miller Middle School	Middle	7–8	2.4 mi
Martin Luther King High School	High	9–12	3.4 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 92504

90 CRIME INDEX	105 AIR POLLUTION	56,759 POPULATION	\$80K 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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