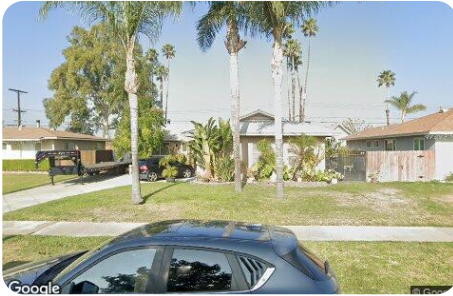


Single Family Residence **RESIDENTIAL**

8653 OUIDA DR

RIVERSIDE, CA 92504

\$549,069 TopHap Estimate · \$438 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

1,254 ft²

LIVING AREA

0.16 ac

LOT SIZE

1957

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$549K

\$486K low

\$612K high

Last Sale

\$335,000 · Nov 2, 2016

Est. Owner Equity

\$208,071

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$4,303 (2025)
Assessed Value	\$396,566
Previous Assessed	\$388,791
Assessor Market Value	\$411,480

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	RIVERSIDE
Lot (acres)	0.16
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 28, 2016	Resale	Grant Deed	\$335,000	\$267	\$325K
Apr 21, 2016	Resale	Grant Deed	\$260,000	\$207	
Feb 29, 2016	Non-arms-length	Trustees Deed	\$272,733	\$217	
Aug 8, 2002	Resale	Grant Deed	\$175,000	\$140	\$173K
May 29, 1998	Resale	Grant Deed	\$48,500	\$39	\$49K
Nov 3, 1997	Non-arms-length	Trustees Deed	\$137,648	\$110	
Jul 1, 1988	Resale	Grant Deed	\$96,500	\$77	\$97K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Monroe Elementary School	Elementary	KG–6	0.2 mi
Chemawa Middle School	Middle	7–8	0.5 mi
Ramona High School	High	9–12	1.2 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 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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