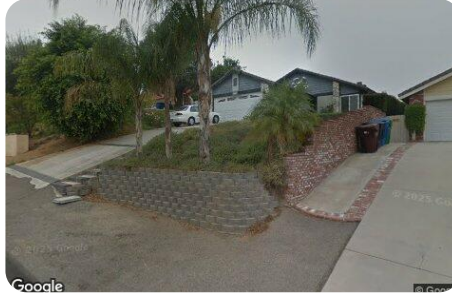


Single Family Residence **RESIDENTIAL**

14312 MARTIN PL

RIVERSIDE, CA 92503

\$724,717 TopHap Estimate · \$439 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

1.8

BATHS

1,651 ft²

LIVING AREA

0.19 ac

LOT SIZE

1987

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$725K

\$675K low

\$774K high

Last Sale

\$360,000 · Apr 2, 2026

Est. Owner Equity

\$148,717

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$6,124 (2025)
Assessed Value	\$500,000
Previous Assessed	\$557,537
Assessor Market Value	\$478,440

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.19
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

43
FLOOD

85
WILDFIRE

65
HEAT

5
STORM

39
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 16, 2026	Resale	Grant Deed	\$360,000	\$218	\$576K
Dec 18, 2025	Resale	Grant Deed	\$500,000	\$303	\$559K
Jan 20, 2005	Resale	Grant Deed	\$400,000	\$242	\$320K
Jul 30, 1997	Quitclaim	Quit Claim Transfer			
Jul 30, 1997	Resale	Trustees Deed	\$130,000	\$79	\$129K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Arlington High School	High	9–12	2.4 mi
Harrison Elementary School	Elementary	KG–6	2.4 mi

Frank Augustus Miller Middle School	Middle	7–8	3.7 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 92503

57 CRIME INDEX	105 AIR POLLUTION	96,024 POPULATION	\$87K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
--------------------------------------	---	---	--	-------------------------------------	------------------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------