

Single Family Residence **RESIDENTIAL**

# 4625 LINWOOD PL

RIVERSIDE, CA 92506

**\$644,470** TopHap Estimate · \$431 / ft<sup>2</sup> · confidence 97 · as of Jul 14, 2026



**2**

BEDS

**1**

BATHS

**1,495 ft<sup>2</sup>**

LIVING AREA

**0.25 ac**

LOT SIZE

**1946**

YEAR BUILT

**1**

STORIES

**1**

PARKING

## VALUATION

**\$644K**

\$625K low

\$664K high

Last Sale

**\$450,000 · Oct 30, 2019**

Est. Owner Equity

**\$206,253**

Loan-to-Value

**67%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,528 (2025) |
| Assessed Value        | \$501,978      |
| Previous Assessed     | \$492,136      |
| Assessor Market Value | \$496,440      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | RIVERSIDE               |
| Lot (acres)   | 0.25                    |
| Construction  | Wood (Unspecified)      |
| Roof          | Rock / Gravel           |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Detached        |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|---------------------|-----------|--------------------|--------|
| Oct 15, 2019 | Resale    | Grant Deed          | \$450,000 | \$301              | \$439K |
| Jul 2, 2013  | Resale    | Grant Deed          | \$270,000 | \$181              | \$254K |
| Jul 2, 2013  | Quitclaim | Quit Claim Transfer |           |                    |        |
| Apr 10, 2010 | Quitclaim | Quit Claim Transfer |           |                    | \$167K |
| Oct 25, 2000 | Resale    | Grant Deed          | \$138,500 | \$93               | \$125K |

## ASSIGNED SCHOOLS

| SCHOOL                                       | LEVEL      | GRADES | DISTANCE |
|----------------------------------------------|------------|--------|----------|
| Magnolia Elementary School                   | Elementary | KG–6   | 0.6 mi   |
| Central Middle School of Arts and Innovation | Middle     | 7–8    | 0.7 mi   |
| Poly High School                             | High       | 9–12   | 2.1 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 92506

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>65</b><br>CRIME INDEX | <b>104</b><br>AIR POLLUTION | <b>47,695</b><br>POPULATION | <b>\$109K</b><br>MEDIAN IN-COME | <b>64°F</b><br>AVG TEMP | <b>68%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|