

Single Family Residence **RESIDENTIAL**

# 5805 ROBINSON AVE

RIVERSIDE, CA 92503

**\$781,713** TopHap Estimate · \$255 / ft<sup>2</sup> · confidence 90 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**3,068 ft<sup>2</sup>**

LIVING AREA

**0.58 ac**

LOT SIZE

**2006**

YEAR BUILT

**2**

STORIES

**4**

PARKING

## VALUATION

**\$782K**

\$704K low

\$859K high

Est. Owner Equity

**\$721,713**

Loan-to-Value

**7%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,067 (2025) |
| Assessed Value        | \$505,702      |
| Previous Assessed     | \$495,788      |
| Assessor Market Value | \$631,080      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | RIVERSIDE               |
| Lot (acres)   | 0.58                    |
| Construction  | Wood (Unspecified)      |
| Roof          | Tile                    |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE        | TYPE   | DEED       | PRICE    | \$/FT <sup>2</sup> | LOAN |
|-------------|--------|------------|----------|--------------------|------|
| Dec 1, 1988 | Resale | Grant Deed | \$36,000 | \$12               |      |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| La Granada Elementary School | Elementary | KG–5   | 0.3 mi   |
| Wells Middle School          | Middle     | 6–8    | 0.6 mi   |
| Norte Vista High School      | High       | 9–12   | 1.0 mi   |

District: Alvord 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

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>57</b><br>CRIME INDEX | <b>105</b><br>AIR POLLUTION | <b>96,024</b><br>POPULATION | <b>\$87K</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> |
|-----------|-----------------------|