

Single Family Residence **RESIDENTIAL**

# 3378 LEMON ST

RIVERSIDE, CA 92501

**\$390,237** TopHap Estimate · \$387 / ft² · confidence 96 · as of Jul 14, 2026



**2**  
BEDS

**1**  
BATHS

**1,008 ft²**  
LIVING AREA

**2,614 ft²**  
LOT SIZE

**1908**  
YEAR BUILT

**1**  
STORIES

## VALUATION

**\$390K**

\$374K low

\$407K high

Last Sale

**\$90,000 · Jan 25, 2011**

Est. Owner Equity

**\$390,237**

## TAX & ASSESSMENT

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$1,841 (2025)</b> |
| Assessed Value        | <b>\$163,333</b>      |
| Previous Assessed     | <b>\$160,132</b>      |
| Assessor Market Value | <b>\$218,880</b>      |

## PROPERTY FACTS

|               |                                |
|---------------|--------------------------------|
| Property Type | <b>Single Family Residence</b> |
| County        | <b>RIVERSIDE</b>               |
| Lot (acres)   | <b>0.06</b>                    |
| Construction  | <b>Wood (Unspecified)</b>      |
| Roof          | <b>Rock / Gravel</b>           |
| Heating       | <b>Central</b>                 |
| Cooling       | <b>Central</b>                 |
| Garage        | <b>Carport (Unspecified)</b>   |
| Pool          | <b>No</b>                      |

## TRANSACTION HISTORY

| DATE                | TYPE              | DEED                        | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|---------------------|-------------------|-----------------------------|-----------|--------------------|--------|
| <b>Feb 13, 2014</b> | Quitclaim         | Quit Claim Transfer         |           |                    |        |
| <b>Jan 14, 2011</b> | Resale            | Grant Deed                  | \$90,000  | \$89               |        |
| <b>Nov 20, 2008</b> | Recorded document | Grant Deed                  |           |                    |        |
| <b>Nov 18, 2008</b> | Resale            | Grant Deed                  | \$63,500  | \$63               |        |
| <b>Apr 22, 2008</b> | Non-arms-length   | Trustees Deed               | \$166,320 | \$165              |        |
| <b>Mar 21, 2008</b> | Recorded document | Deed In Lieu Of Foreclosure |           |                    |        |
| <b>Apr 7, 2006</b>  | Resale            | Grant Deed                  | \$370,454 | \$368              | \$296K |
| <b>Apr 24, 2006</b> | Quitclaim         | Quit Claim Transfer         |           |                    |        |
| <b>Sep 20, 2005</b> | Resale            | Grant Deed                  | \$285,000 | \$283              | \$242K |
| <b>Jun 20, 2003</b> | Recorded document | Grant Deed                  |           |                    |        |
| <b>Jun 20, 2003</b> | Resale            | Grant Deed                  | \$75,000  | \$74               | \$75K  |
| <b>Feb 4, 2000</b>  | Resale            | Grant Deed                  | \$55,000  | \$55               | \$61K  |
| <b>Nov 9, 1998</b>  | Non-arms-length   | Grant Deed                  | \$46,222  | \$46               |        |
| <b>Nov 5, 1997</b>  | Resale            | Grant Deed                  | \$84,000  | \$83               | \$84K  |
| <b>Dec 16, 1996</b> | Resale            | Grant Deed                  | \$36,000  | \$36               | \$28K  |

|                     |                   |               |           |       |       |
|---------------------|-------------------|---------------|-----------|-------|-------|
| <b>Apr 11, 1995</b> | Recorded document | Grant Deed    |           |       |       |
| <b>Mar 6, 1995</b>  | Non-arms-length   | Trustees Deed | \$102,328 | \$102 |       |
| <b>Dec 21, 1992</b> | Resale            | Grant Deed    | \$99,000  | \$98  | \$99K |
| <b>Jun 3, 1992</b>  | Resale            | Grant Deed    | \$120,000 | \$119 |       |

## ASSIGNED SCHOOLS

| SCHOOL                                              | LEVEL      | GRADES | DISTANCE |
|-----------------------------------------------------|------------|--------|----------|
| <b>Fremont Elementary School</b>                    | Elementary | KG–6   | 1.0 mi   |
| <b>Central Middle School of Arts and Innovation</b> | Middle     | 7–8    | 1.3 mi   |
| <b>Poly High School</b>                             | High       | 9–12   | 2.3 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 92501

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>98</b><br>CRIME INDEX | <b>108</b><br>AIR POLLUTION | <b>22,671</b><br>POPULATION | <b>\$69K</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>Absentee owner</b> |
|-----------|-----------------------|