

Single Family Residence **RESIDENTIAL**

# 9231 SHAMOUTI DR

RIVERSIDE, CA 92508

**\$750,362** TopHap Estimate · \$354 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**4**

BEDS

**2.5**

BATHS

**2,118 ft<sup>2</sup>**

LIVING AREA

**0.21 ac**

LOT SIZE

**1989**

YEAR BUILT

**2**

STORIES

**2**

PARKING

## VALUATION

**\$750K**

\$724K low

\$777K high

Last Sale

**\$510,000 · Dec 19, 2005**

Est. Owner Equity

**\$326,162**

Loan-to-Value

**53%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$7,884 (2025) |
| Assessed Value        | \$719,494      |
| Previous Assessed     | \$705,387      |
| Assessor Market Value | \$527,400      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | RIVERSIDE               |
| Lot (acres)   | 0.21                    |
| Construction  | Wood (Unspecified)      |
| Roof          | Tile                    |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | Yes                     |

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|--------|------------|-----------|--------------------|--------|
| Nov 18, 2005 | Resale | Grant Deed | \$510,000 | \$241              | \$380K |
| Jan 18, 2005 | Resale | Grant Deed | \$460,000 | \$217              | \$368K |
| Jun 14, 2004 | Resale | Grant Deed | \$415,000 | \$196              | \$353K |
| Dec 1, 1988  | Resale | Grant Deed | \$161,500 | \$76               | \$127K |

## ASSIGNED SCHOOLS

| SCHOOL                              | LEVEL      | GRADES | DISTANCE |
|-------------------------------------|------------|--------|----------|
| Mark Twain Elementary School        | Elementary | KG–6   | 0.3 mi   |
| Martin Luther King High School      | High       | 9–12   | 0.8 mi   |
| Frank Augustus Miller Middle School | Middle     | 7–8    | 1.7 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 92508

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>26</b><br>CRIME INDEX | <b>107</b><br>AIR POLLUTION | <b>37,730</b><br>POPULATION | <b>\$129K</b><br>MEDIAN IN-COME | <b>63°F</b><br>AVG TEMP | <b>68%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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