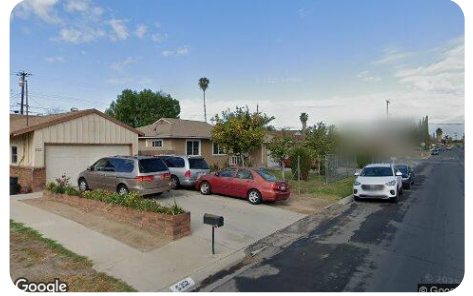


Single Family Residence **RESIDENTIAL**

5352 RUTLAND AVE

RIVERSIDE, CA 92503

\$586,445 TopHap Estimate · \$508 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,154 ft²

LIVING AREA

0.17 ac

LOT SIZE

1952

YEAR BUILT

1

STORIES

5

ROOMS

1

PARKING

VALUATION

\$586K

\$563K low

\$610K high

Est. Owner Equity

\$381,445

Loan-to-Value

38%

TAX & ASSESSMENT

Property Tax	\$1,746 (2025)
Assessed Value	\$147,310
Previous Assessed	\$144,423
Assessor Market Value	\$653,580

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.17
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 11, 2017	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wells Middle School	Middle	6–8	0.3 mi
Foothill Elementary School	Elementary	KG–5	0.4 mi
Norte Vista High School	High	9–12	1.1 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

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
-----------	-----------------------