

Single Family Residence **RESIDENTIAL**

7117 RUTLAND AVE

RIVERSIDE, CA 92503

\$499,767 TopHap Estimate · \$442 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,130 ft²

LIVING AREA

0.11 ac

LOT SIZE

1986

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$500K

\$482K low

\$518K high

Est. Owner Equity

\$214,167

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$2,775 (2025)
Assessed Value	\$225,604
Previous Assessed	\$221,182
Assessor Market Value	\$392,400

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.11
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 14, 2004	Quitclaim	Quit Claim Transfer			
Jan 27, 2004	Quitclaim	Quit Claim Transfer			\$166K
Mar 29, 2001	Quitclaim	Quit Claim Transfer			
Nov 9, 1998	Quitclaim	Quit Claim Transfer			
Nov 1, 1988	Resale	Grant Deed	\$115,500	\$102	\$105K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Terrace Elementary School	Elementary	KG–5	0.5 mi
Norte Vista High School	High	9–12	0.6 mi
Loma Vista Middle School	Middle	6–8	2.0 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

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