

Single Family Residence **RESIDENTIAL**

1243 SALMON RIVER RD

RIVERSIDE, CA 92501

\$490,207 TopHap Estimate · \$385 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,274 ft²

LIVING AREA

0.17 ac

LOT SIZE

1990

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$490K

\$458K low

\$523K high

Est. Owner Equity

\$365,183

Loan-to-Value

25%

TAX & ASSESSMENT

Property Tax	\$2,161 (2025)
Assessed Value	\$192,087
Previous Assessed	\$188,321
Assessor Market Value	\$395,910

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.17
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
Nov 7, 2003	Quitclaim	Quit Claim Transfer			\$126K
Aug 16, 2001	Quitclaim	Quit Claim Transfer			
Sep 29, 2000	Recorded document	Grant Deed			
May 8, 1997	Resale	Grant Deed	\$85,000	\$67	\$90K
Nov 8, 1993	Quitclaim	Quit Claim Transfer			
May 1, 1990	Resale	Grant Deed	\$123,000	\$97	\$121K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Patricia Beatty Elementary School	Elementary	KG–6	0.6 mi
John W. North High School	High	9–12	2.5 mi
Central Middle School of Arts and Innovation	Middle	7–8	2.8 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

98 CRIME INDEX	108 AIR POLLUTION	22,671 POPULATION	\$69K MEDIAN IN- COME	64°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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