

Single Family Residence **RESIDENTIAL**

# 3470 MAPLELEAF DR

RIVERSIDE, CA 92503

**\$561,335** TopHap Estimate · \$393 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**1.8**

BATHS

**1,429 ft<sup>2</sup>**

LIVING AREA

**0.18 ac**

LOT SIZE

**1965**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$561K**

\$539K low

\$584K high

Last Sale

**\$409,000 · Oct 30, 2019**

Est. Owner Equity

**\$152,535**

Loan-to-Value

**69%**

## TAX & ASSESSMENT

|                       |                       |
|-----------------------|-----------------------|
| Property Tax          | <b>\$5,580 (2025)</b> |
| Assessed Value        | <b>\$456,242</b>      |
| Previous Assessed     | <b>\$447,297</b>      |
| Assessor Market Value | <b>\$386,100</b>      |

## PROPERTY FACTS

|               |                                |
|---------------|--------------------------------|
| Property Type | <b>Single Family Residence</b> |
| County        | <b>RIVERSIDE</b>               |
| Lot (acres)   | <b>0.18</b>                    |
| Construction  | <b>Wood (Unspecified)</b>      |
| Roof          | <b>Rock / Gravel</b>           |
| Heating       | <b>Central</b>                 |
| Cooling       | <b>Central</b>                 |
| Fireplace     | <b>Yes</b>                     |
| Garage        | <b>Garage, Attached</b>        |
| Pool          | <b>No</b>                      |

## TRANSACTION HISTORY

| DATE                | TYPE              | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|---------------------|-------------------|----------------------|-----------|--------------------|--------|
| <b>Aug 10, 2012</b> | Financing         | Intrafamily Transfer |           |                    | \$126K |
| <b>Aug 7, 2009</b>  | Financing         | Intrafamily Transfer |           |                    | \$128K |
| <b>Aug 10, 2009</b> | Recorded document | Grant Deed           |           |                    |        |
| <b>Jul 31, 2008</b> | Resale            | Grant Deed           | \$160,000 | \$112              | \$128K |
| <b>Jul 5, 2007</b>  | Non-arms-length   | Trustees Deed        | \$365,287 | \$256              |        |
| <b>May 30, 2006</b> | Quitclaim         | Quit Claim Transfer  |           |                    |        |
| <b>Jan 25, 2006</b> | Resale            | Grant Deed           | \$431,000 | \$302              | \$345K |
| <b>Sep 5, 2005</b>  | Recorded document | Grant Deed           |           |                    |        |
| <b>Aug 4, 2005</b>  | Quitclaim         | Quit Claim Transfer  |           |                    |        |
| <b>Jul 11, 2005</b> | Resale            | Grant Deed           | \$390,000 | \$273              | \$273K |
| <b>Jan 28, 2005</b> | Non-arms-length   | Grant Deed           | \$350,000 | \$245              | \$280K |
| <b>Feb 4, 2004</b>  | Resale            | Grant Deed           | \$247,000 | \$173              | \$198K |
| <b>May 31, 2000</b> | Resale            | Grant Deed           | \$146,000 | \$102              | \$131K |
| <b>Sep 1, 1989</b>  | Resale            | Grant Deed           | \$135,000 | \$94               | \$78K  |

## ASSIGNED SCHOOLS

| SCHOOL                   | LEVEL      | GRADES | DISTANCE |
|--------------------------|------------|--------|----------|
| Villegas Middle School   | Middle     | 6–8    | 0.3 mi   |
| Hillcrest High School    | High       | 9–12   | 1.0 mi   |
| Stroke Elementary School | Elementary | KG–5   | 1.7 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

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>57</b><br>CRIME INDEX | <b>105</b><br>AIR POLLUTION | <b>96,024</b><br>POPULATION | <b>\$87K</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 | Owner occupied |
|-----------|----------------|