

Condominium

RESIDENTIAL

2734 MONROE ST

RIVERSIDE, CA 92504

\$521,286 TopHap Estimate · \$356 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

1,466 ft²

LIVING AREA

2,178 ft²

LOT SIZE

1979

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$521K

\$485K low

\$558K high

Last Sale

\$500,000 · Feb 25, 2025

Est. Owner Equity

\$21,286

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$1,744 (2025)
Assessed Value	\$510,000
Previous Assessed	\$153,224
Assessor Market Value	\$293,130

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	RIVERSIDE
Lot (acres)	0.50
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 6, 2025	Resale	Grant Deed	\$500,000	\$341	\$400K
Jun 15, 2009	Quitclaim	Quit Claim Transfer			
May 5, 2009	Resale	Grant Deed	\$119,000	\$81	
May 30, 2008	Recorded document	Grant Deed			
Feb 20, 2008	Foreclosure sale	Trustees Deed	\$232,000	\$158	
Sep 15, 2006	Resale	Grant Deed	\$350,000	\$239	\$280K
Mar 2, 2005	Resale	Grant Deed	\$300,000	\$205	\$240K
Mar 2, 2005	Quitclaim	Quit Claim Transfer			
Jul 30, 1997	Resale	Grant Deed	\$87,000	\$59	\$79K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Arlington High School	High	9–12	0.5 mi
Hawthorne Elementary School	Elementary	KG–6	0.9 mi

Chemawa Middle School	Middle	7–8	1.2 mi
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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 92504

90 CRIME INDEX	105 AIR POLLUTION	56,759 POPULATION	\$80K 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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