

Single Family Residence

RESIDENTIAL

10346 PENDLETON ST

RIVERSIDE, CA 92505

\$562,601 TopHap Estimate · \$500 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

1.8

BATHS

1,125 ft²

LIVING AREA

0.19 ac

LOT SIZE

1959

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$563K

\$537K low

\$588K high

Last Sale

\$320,000 · Jun 20, 2016

Est. Owner Equity

\$254,601

Loan-to-Value

55%

TAX & ASSESSMENT

Property Tax	\$5,451 (2025)
Assessed Value	\$454,575
Previous Assessed	\$445,663
Assessor Market Value	\$440,100

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.19
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 1, 2021	Financing	Intrafamily Transfer			\$308K
Dec 5, 2019	Financing	Intrafamily Transfer			\$308K
Apr 27, 2016	Resale	Grant Deed	\$320,000	\$284	\$314K
Dec 2, 2015	Quitclaim	Quit Claim Transfer			
Dec 22, 2015	Resale	Grant Deed	\$186,000	\$165	
Feb 27, 2007	Resale	Grant Deed	\$356,000	\$316	\$285K
Dec 4, 2006	Non-arms-length	Trustees Deed	\$353,700	\$314	
Oct 24, 2005	Financing	Intrafamily Transfer			\$366K
Apr 27, 2005	Financing	Intrafamily Transfer			\$306K
Oct 25, 2004	Quitclaim	Quit Claim Transfer			\$260K
Jun 30, 2004	Quitclaim	Quit Claim Transfer			\$220K
Jun 10, 1998	Resale	Trustees Deed	\$109,500	\$97	\$88K
Jun 10, 1998	Quitclaim	Quit Claim Transfer			
Nov 1, 1989	Resale	Grant Deed	\$122,000	\$108	\$110K

Feb 1, 1988	Resale	Grant Deed	\$97,500	\$87	\$98K
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ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Collett Elementary School	Elementary	KG–5	0.7 mi
La Sierra High School	High	9–12	0.8 mi
Arizona Middle School	Middle	6–8	1.5 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 92505

68 CRIME INDEX	108 AIR POLLUTION	53,012 POPULATION	\$74K 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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