

Single Family Residence

RESIDENTIAL

6656 EVA PL

RIVERSIDE, CA 92504

\$607,181 TopHap Estimate · \$394 / ft² · confidence 95 · as of Jul 14, 2026

3

BEDS

1.8

BATHS

1,540 ft²

LIVING AREA

0.17 ac

LOT SIZE

1955

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$607K

\$579K low

\$635K high

Last Sale

\$275,000 · Feb 14, 2014

Est. Owner Equity

\$348,381

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax

\$3,729 (2025)

Assessed Value

\$343,842

Previous Assessed

\$337,101

Assessor Market Value

\$459,360

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.17
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 13, 2020	Financing	Intrafamily Transfer			\$259K
Jan 14, 2014	Resale	Grant Deed	\$275,000	\$179	\$270K
Oct 17, 2013	Resale	Grant Deed	\$165,000	\$107	\$165K
Aug 18, 2006	Quitclaim	Quit Claim Transfer			\$328K
Sep 12, 2005	Quitclaim	Quit Claim Transfer			\$278K
Jul 8, 2004	Resale	Grant Deed	\$279,000	\$181	\$195K
Sep 27, 2002	Quitclaim	Quit Claim Transfer			
Feb 22, 1999	Resale	Grant Deed	\$103,000	\$67	\$103K
Jun 19, 1998	Non-arms-length	Trustees Deed	\$75,197	\$49	
May 1, 1988	Quitclaim	Quit Claim Transfer			\$68K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Thomas Jefferson Elementary School	Elementary	KG–6	0.5 mi
Sierra Middle School	Middle	7–8	0.5 mi
Ramona High School	High	9–12	0.9 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 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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