

\$840,000 - 1535 Via Tioga, Riverside

MLS® #IV25001396

\$840,000

4 Bedroom, 2.00 Bathroom, 2,094 sqft

Residential on 0 Acres

N/A, Riverside,

Welcome to 1535 Via Tioga, a beautifully situated single-story haven in the prestigious Canyon Crest neighborhood of Riverside. This 4-bedroom, 2-bathroom residence is perfectly positioned on a picturesque tree-lined street and showcases panoramic 180-degree views that will captivate you from sunrise to sunset.

As you step inside, you're greeted by an inviting sense of space and charm. To your left, what was once a cozy family room has been elegantly reimagined as a formal dining area, perfect for hosting intimate dinners or festive gatherings. Straight ahead, the expansive formal living room, adorned with classic plantation shutters and a striking fireplace, creates a warm and welcoming centerpiece for the home.

Beyond the living room, the original dining space offers versatility as a sitting room or secondary family area, complete with seamless access to the lush backyard oasis. The spacious kitchen, brimming with potential, features a bright dine-in nook and a second gateway to the outdoor retreat. The backyard is nothing short of spectacular, with its sparkling pool, abundant space for entertaining, and an unparalleled vantage point to soak in the sweeping views. Whether you're enjoying a quiet morning coffee or hosting a lively evening under the stars, this outdoor space promises unforgettable moments. On the opposite side of the home,



four generously sized bedrooms offer serene privacy and comfort, with plantation shutters adding timeless elegance and light control throughout. The two bathrooms are thoughtfully designed to accommodate both family and guests. A two-car garage adds convenience and practicality to this exceptional home. With its prime location, enchanting views, and adaptable living spaces, 1535 Via Tioga is a true gem.

Don't miss your chance to claim this slice of Riverside paradise—schedule your private showing today!

Built in 1967

Essential Information

MLS® #	IV25001396
Price	\$840,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Square Footage	2,094
Acres	0.27
Year Built	1967
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Alicia Hoyer
Listing Office	WESTCOE REALTORS INC

Community Information

Address	1535 Via Tioga
Area	252 - Riverside
Subdivision	N/A
City	Riverside
County	Riverside
Zip Code	92506

Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Concrete, Driveway, Garage Faces Front
# of Garages	2
Garages	Concrete, Driveway, Garage Faces Front
View	City Lights, Hills, Neighborhood
Has Pool	Yes
Pool	In Ground, Private
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Lot Description	Back Yard, Front Yard, Sprinklers In Front, Sprinklers In Rear
Windows	Custom Covering(s), Plantation Shutters

Interior

Interior	Carpet, Tile, Vinyl
Interior Features	All Bedrooms Down, Bedroom on Main Level, Block Walls, Built-in Features, Ceiling Fan(s), Main Level Primary, Primary Suite, Separate/Formal Dining Room, Tile Counters, Wet Bar
Appliances	Built-In Range, Dishwasher, Double Oven, Gas Oven, Gas Range, Microwave, Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Riverside Unified
----------	-------------------

Additional Information

Date Listed	January 8th, 2025
Days on Market	9
Zoning	R1065
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of February 2nd, 2026 at 10:50pm PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify

prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.