

# \$445,000 - 3729 Donald Avenue, Riverside

MLS® #IV25102424

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## \$445,000

2 Bedroom, 1.00 Bathroom, 804 sqft  
Residential on 0 Acres

N/A, Riverside,

Quaint cottage style 804 sq ft single-family home located on 6,970 sq ft lot with 2 bedrooms and 1 bathroom. Perfect starter house or investment property. Distinctive charm and warm dwelling, cozy living room and semi-adjacent dining room with large windows that make the environment light and airy. Large kitchen with adjacent laundry room. Back lot has mature fruit trees including avocado, grapefruit, pomegranate and fig trees, and is large enough to accommodate gentleman farming or an easy access Accessible Dwelling Unit (ADU), granny flat, in-law apartment, or backyard cottage. Surrounding area is walk-able with grocery, dining, coffee shops, fitness, retail, public and private schools. City bus stop is in close proximity.

Built in 1952

## Essential Information

MLS® #	IV25102424
Price	\$445,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	804
Acres	0.16
Year Built	1952
Type	Residential



Sub-Type	Single Family Residence
Style	Cottage
Status	Closed
Listing Agent	Christopher Fogleman
Listing Office	WESTCOE REALTORS INC

## Community Information

Address	3729 Donald Avenue
Area	252 - Riverside
Subdivision	N/A
City	Riverside
County	Riverside
Zip Code	92503

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected
Parking Spaces	1
Parking	Driveway, Garage, Garage Faces Front
# of Garages	1
Garages	Driveway, Garage, Garage Faces Front
View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Stucco
Lot Description	ZeroToOneUnitAcre
Windows	Double Pane Windows
Roof	Asphalt
Construction	Stucco
Foundation	Slab

## Interior

Interior	Carpet, Vinyl
Interior Features	All Bedrooms Down, Laminate Counters
Appliances	Gas Oven, Gas Range, Gas Water Heater
Heating	Wall Furnace
Cooling	None
Fireplaces	None

# of Stories	1
Stories	One

### **School Information**

District	Riverside Unified
Elementary	Liberty
Middle	Chemawa
High	Arlington

### **Additional Information**

Date Listed	May 8th, 2025
Days on Market	11
Zoning	R1065
Short Sale	N
RE / Bank Owned	N

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