

# **\$659,000 - 20468 College Boulevard, Riverside**

MLS® #IV25143307

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## **\$659,000**

4 Bedroom, 3.00 Bathroom, 1,932 sqft  
Residential on 0 Acres

N/A, Riverside,

Perfectly positioned just 5 minutes from UC Riverside, this upgraded 4-bedroom, 3-bath home offers incredible potential for investors and families alike. With no HOA, low property taxes, and a host of recent improvements, this home delivers both value and convenience in one of Riverside's most desirable pockets.

Step inside to find a refreshed interior featuring a remodeled kitchen, updated bathroom vanities, brand-new pex plumbing, new electrical panel, and a recently replaced roof—providing peace of mind for years to come. The flexible layout offers nearly 2,000 sq ft of living space on a spacious 0.26-acre lot, giving you plenty of room to relax or expand.

Located near Canyon Crest Towne Centre, you'll enjoy easy access to dining, shopping, grocery stores, and daily essentials in a walkable, welcoming environment. Commuters will appreciate the close proximity to the 215 Freeway, with Moreno Valley Mall, Costco, and major retailers just minutes away.

Whether you're looking for a centrally located home or a high-demand rental near the university, this property checks every box.

Built in 1959

## **Essential Information**



MLS® #	IV25143307
Price	\$659,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,932
Acres	0.26
Year Built	1959
Type	Residential
Sub-Type	Single Family Residence
Style	Mid-Century Modern, Ranch
Status	Closed
Listing Agent	Adam Reifer
Listing Office	COMPASS

### Community Information

Address	20468 College Boulevard
Area	252 - Riverside
Subdivision	N/A
City	Riverside
County	Riverside
Zip Code	92507

### Amenities

Utilities	Cable Available, Electricity Available, Natural Gas Available, Phone Available, Water Connected
Parking Spaces	2
# of Garages	2
View	Neighborhood
Pool	None

### Exterior

Exterior	Drywall
Lot Description	Gentle Sloping, Near Public Transit, Rectangular Lot, Sloped Up, Yard
Roof	Composition
Construction	Drywall
Foundation	Slab

### Interior

Interior	Laminate, Tile
Interior Features	All Bedrooms Down, Bedroom on Main Level, Breakfast Bar, Main Level Primary, Quartz Counters
Appliances	Dishwasher, Gas Range
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Living Room
# of Stories	1
Stories	One

### **School Information**

District	Moreno Valley Unified
Elementary	Seneca
Middle	Vista Heights
High	Canyon Springs

### **Additional Information**

Date Listed	June 27th, 2025
Days on Market	186
Zoning	R-1
Short Sale	N
RE / Bank Owned	N

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