

5545 Norman Way, Riverside 92504STATUS: **Active**LIST PRICE: **\$195,000**

From the 91 Freeway, exit Adams Street and travel south. Turn left on Magnolia Avenue, right on Jackson Street, then left on Norman Way; the property is located along Norman Way.



ACRES: **0.16**
\$ PER ACRE: **\$1,218,750**
LOT(src): **6,970/0.16 (A)**
AREA: **252 - Riverside**
GROSS EQUITY:
PRESENT LOANS AMOUNT:
HAVE:
DAM: **Q**
SLC: **Standard**
PARCEL #: **190184022**
LISTING ID: **IV26169353**
LIST \$ ORIG.: **\$195,000**

Rec08/05/2026 : **NEW****DESCRIPTION**

Residential vacant lot located in an established Riverside neighborhood with sewer in the street. Conveniently situated near shopping, dining, schools, parks, and major commuter routes including the 91 Freeway. Buyer to verify utility availability, development requirements, and all aspects of the property to their satisfaction. Property is being sold in its present AS IS condition. All interested buyers are advised to perform their own due diligence and investigations.

EXCLUSIONS:**INCLUSIONS:**

SUBDIVISION: /
COUNTY: **Riverside**
55+: **No**
PROBATE AUTHORITY:

FENCING:
VIEW: **None**
SELLER WILL CONSIDER
CONCESSIONS IN OFFER:

SEWER:
UTILITIES:
ELECTRIC:

LOT FEATURES: **0-1 Unit/Acre**
WATERFRONT:

LAND

COMMON INTEREST: **None**
LAND LEASE: **No**
TAX LOT: **153**
TAX BLOCK:
TAX TRACT #:
LOT SIZE DIM:
ASSESSMENTS:
PARCEL #: **190184022**
ADDITIONAL PARCEL(s): **No**

ZONING: **R1**
ZONING DESC.:
TAX PARCEL LTR:
TAX MAP NUMBER:
CURRENT USE:
POSSIBLE USE:
SPECIAL ASSESSMENTS:

CLEARED:
INGRESS/EGRESS:
SOIL TYPE:
TOPOGRAPHY
WATER BODY NAME:
WELL REPORT:

WELL PUMP MOTOR HP:
ELEVATION:
SURVEY:
CURRENT GEO REPORT:
NEW CONSTRUCTION YN: **No**

POWER PRODUCTIONPOWER PRODUCTION: **No****GREEN VERIFICATION:****COMMUNITY**

HOA FEE: **\$0**
HOA FEE 2:
HOA FEE 3:
HOA MANAGEMENT NAME:
HOA MANAGEMENT NAME 2:
HOA MANAGEMENT NAME 3:

HOA NAME:
HOA NAME 2:
HOA NAME 3:

HOA PHONE:
HOA PHONE 2:
HOA PHONE 3:

COMMUNITY FEATURES: **Curbs, Sidewalks, Suburban****INFRASTRUCTURE**

IMPROVEMENTS:
WATER WELL:
WELL DEPTH:
WATER TABLE DEPTH:
WELL GALLONS PER MIN.:
WELL HOLE SIZE:

IMPROVEMENTS TTL \$/ %:
PERSONAL PROPERTY \$/ %:
LAND VALUE \$/ %:
USABLE LAND %:
TAX RATE:
TAX YEAR:
TAX RATE TOTAL:
TAX AREA:

BUS:
CHURCH:
ELECTRIC:
FREEWAY:
GAS:
PHONE SERVICE:

SCHOOLS:
SEWER:
SHOPPING:
STREET:
WATER: **unknown**

LISTING

B.A. COMPENSATION:
BAC REMARKS:
DUAL/VARI. COMP?: **No**
CURRENT FINANCING: **None**
LISTING TERMS: **Cash, Cash to New Loan**
LIST AGMT: **Exclusive Right To Sell**
CONTINGENCY LIST:

LIST SERVICE: **Full Service**
AD NUMBER:
DISCLOSURES:
INTERNET, AVM?/COMM?: **Yes/Yes**
INTERNET?/ADDRESS?: **Yes/Yes**
NEIGHBORHOOD MARKET REPORT YN?: **Yes**

DATES

LISTING DATE: **08/03/26**
START SHOWING DATE:
ON MARKET DATE: **08/05/26**
PRICE CHG TIMESTAMP:
STATUS CHG TIMESTAMP: **08/05/26**
MOD TIMESTAMP: **08/05/26**
PURCH CONTRACT DATE:
ENDING DATE:

CONTINGENCY:**PRIVATE REMARKS:****SHOWING INFORMATION**

SHOW CONTACT TYPE: **None**
SHOW CONTACT NAME:

SHOW CONTACT PHONE:



OWNER'S NAME:

SHOWING INSTRUCTIONS: Drive by lot

DIRECTIONS: From the 91 Freeway, exit Adams Street and travel south. Turn left on Magnolia Avenue, right on Jackson Street, then left on Norman Way; the property is located along Norman Way.

AGENT / OFFICE**CONTACT PRIORITY**

LA: ([Irobilar](#)) [LARRY ROBILLARD](#)
CoLA:
LO: ([IVRMAI01](#)) [REALTY MASTERS &
ASSOCIATES](#)
LO PHONE: **951-384-6600**
CoLO:
CoLO PHONE:

LA STATE LIC.: [00850171](#)
CoLA STATE LIC.
LO STATE LIC.: [01927637](#)
LO FAX:
CoLO STATE LIC.:
CoLO FAX:
OFFERS EMAIL:
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2.LA PAGER:
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4.LO FAX:
5.LA VOICEMAIL:
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AGENT FULL: Land LISTING ID: IV26169353

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