

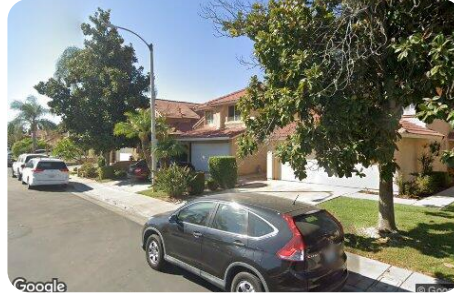
Condominium

RESIDENTIAL

12981 AVENIDA EMPRESA

RIVERSIDE, CA 92503

\$387,335 TopHap Estimate · \$322 / ft² · confidence 94 · as of Jul 14, 2026



2

BEDS

2.5

BATHS

1,203 ft²

LIVING AREA

1,742 ft²

LOT SIZE

1992

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$387K

\$364K low

\$411K high

Est. Owner Equity

\$307,335

Loan-to-Value

18%

TAX & ASSESSMENT

Property Tax	\$3,050 (2025)
Assessed Value	\$194,819
Previous Assessed	\$191,000
Assessor Market Value	\$344,880

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	RIVERSIDE
Lot (acres)	0.04
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 30, 2024	Financing	Intrafamily Transfer			
Jul 6, 1993	Resale	Grant Deed	\$113,000	\$94	\$113K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Villegas Middle School	Middle	6–8	0.2 mi
Hillcrest High School	High	9–12	1.6 mi
Lake Hills Elementary School	Elementary	KG–5	1.8 mi

District: Alvord 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 92503

57 CRIME INDEX	105 AIR POLLUTION	96,024 POPULATION	\$87K 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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