

Single Family Residence **RESIDENTIAL**

11302 RANCHO LA BREA DR

RIVERSIDE, CA 92505

\$497,238 TopHap Estimate · \$307 / ft² · confidence 88 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

1,622 ft²

LIVING AREA

0.18 ac

LOT SIZE

1986

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$497K

\$438K low

\$556K high

Last Sale

\$425,000 · Jun 15, 2021

Est. Owner Equity

\$179,238

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$5,714 (2025)
Assessed Value	\$469,232
Previous Assessed	\$460,032
Assessor Market Value	\$380,700

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.18
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 28, 2021	Resale	Grant Deed	\$425,000	\$262	\$318K
Nov 23, 2010	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
McAuliffe Elementary School	Elementary	KG–5	0.2 mi
La Sierra High School	High	9–12	0.5 mi
Villegas Middle School	Middle	6–8	1.9 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 92505

68 CRIME INDEX	108 AIR POLLUTION	53,012 POPULATION	\$74K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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