

Single Family Residence **RESIDENTIAL**

17055 BROKEN ROCK CT

RIVERSIDE, CA 92503

\$782,970 TopHap Estimate · \$257 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

3.3

BATHS

3,045 ft²

LIVING AREA

0.3 ac

LOT SIZE

2010

YEAR BUILT

2

STORIES

3

PARKING

VALUATION

\$783K

\$707K low

\$859K high

Last Sale

\$530,000 · Feb 3, 2014

Est. Owner Equity

\$444,470

Loan-to-Value

40%

TAX & ASSESSMENT

Property Tax	\$10,160 (2025)
Assessed Value	\$662,686
Previous Assessed	\$649,693
Assessor Market Value	\$790,290

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.30
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 17, 2024	Financing	Intrafamily Transfer			
Jun 7, 2021	Financing	Intrafamily Transfer			\$339K
Jan 9, 2014	Resale	Grant Deed	\$530,000	\$174	\$398K
Jan 9, 2014	Quitclaim	Quit Claim Transfer			
Apr 25, 2012	Quitclaim	Quit Claim Transfer			
Mar 22, 2011	Resale	Grant Deed	\$479,000	\$157	\$467K
Mar 31, 2010	Resale	Grant Deed	\$13,100,000	\$4302	
Dec 15, 2009	Financing	Grant Deed			\$8.2M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Hills Elementary School	Elementary	KG–5	0.3 mi
Hillcrest High School	High	9–12	1.3 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.

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 NEIGHBORHOOD · ZIP 92503

57

CRIME INDEX

105

AIR POLLUTION

96,024

POPULATION

\$87K

MEDIAN IN-COME

64°F

AVG TEMP

68%

SUNSHINE

Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy

Owner occupied