

Single Family Residence **RESIDENTIAL**

17086 BROKEN ROCK CT

RIVERSIDE, CA 92503

\$740,702 TopHap Estimate · \$269 / ft² · confidence 93 · as of Jul 14, 2026



3
BEDS

2.5
BATHS

2,758 ft²
LIVING AREA

0.26 ac
LOT SIZE

2010
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$741K

\$686K low

\$795K high

Last Sale

\$480,000 · Jan 13, 2016

Est. Owner Equity

\$304,143

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax	\$9,062 (2025)
Assessed Value	\$579,579
Previous Assessed	\$568,216
Assessor Market Value	\$692,190

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.26
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
Jul 10, 2015	Resale	Grant Deed	\$480,000	\$174	\$384K
Sep 12, 2012	Resale	Grant Deed	\$375,500	\$136	\$357K
Mar 31, 2010	Resale	Grant Deed	\$13,100,000	\$4750	
Dec 15, 2009	Financing	Grant Deed			\$8.2M

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Hills Elementary School	Elementary	KG–5	0.4 mi
Hillcrest High School	High	9–12	1.3 mi
Villegas Middle School	Middle	6–8	2.0 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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