

Condominium

RESIDENTIAL

12936 AVENIDA EMPRESA

RIVERSIDE, CA 92503

\$398,054 TopHap Estimate · \$261 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,525 ft²

LIVING AREA

1,742 ft²

LOT SIZE

1992

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$398K

\$380K low

\$416K high

Last Sale

\$346,500 · Apr 11, 2019

Est. Owner Equity

\$68,054

Loan-to-Value

64%

TAX & ASSESSMENT

Property Tax	\$5,455 (2025)
Assessed Value	\$394,252
Previous Assessed	\$386,523
Assessor Market Value	\$392,130

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	RIVERSIDE
Lot (acres)	0.04
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 20, 2023	Financing	Intrafamily Transfer			
Apr 4, 2019	Resale	Grant Deed	\$346,500	\$227	\$340K
Mar 2, 2006	Quitclaim	Quit Claim Transfer			\$225K
Feb 20, 2003	Resale	Grant Deed	\$207,500	\$136	\$197K
Jun 3, 1993	Resale	Grant Deed	\$131,000	\$86	\$124K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Villegas Middle School	Middle	6–8	0.2 mi
Hillcrest High School	High	9–12	1.5 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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