

Single Family Residence **RESIDENTIAL**

11348 WATERLEAF CT

RIVERSIDE, CA 92505

\$870,372 TopHap Estimate · \$331 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,627 ft²

LIVING AREA

0.17 ac

LOT SIZE

2002

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$870K

\$791K low

\$950K high

Last Sale

\$849,000 · Jun 20, 2025

Est. Owner Equity

\$63,872

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$7,300 (2025)
Assessed Value	\$865,979
Previous Assessed	\$550,251
Assessor Market Value	\$580,950

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.17
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 31, 2025	Financing	Intrafamily Transfer			
Jun 4, 2025	Resale	Grant Deed	\$849,000	\$323	\$807K
Oct 24, 2017	Quitclaim	Quit Claim Transfer			
Feb 6, 2017	Resale	Grant Deed	\$435,000	\$166	\$326K
Aug 26, 2009	Resale	Grant Deed	\$316,000	\$120	\$216K
May 4, 2007	Financing	Grant Deed			\$396K
Sep 30, 2004	Quitclaim	Quit Claim Transfer			
Feb 13, 2004	Quitclaim	Quit Claim Transfer			\$221K
Feb 13, 2004	Quitclaim	Quit Claim Transfer			
Aug 6, 2002	Resale	Grant Deed	\$277,000	\$105	\$222K

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	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 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	Owner occupied
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