

Condominium

RESIDENTIAL

11380 RIVERPASS CT

RIVERSIDE, CA 92505

\$580,698 TopHap Estimate · \$293 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

1,980 ft²

LIVING AREA

2,178 ft²

LOT SIZE

2005

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$581K

\$561K low

\$600K high

Last Sale

\$582,500 · Oct 6, 2022

Est. Owner Equity

\$58,698

Loan-to-Value

85%

TAX & ASSESSMENT

Property Tax	\$7,850 (2025)
Assessed Value	\$618,151
Previous Assessed	\$606,031
Assessor Market Value	\$548,190

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	RIVERSIDE
Lot (acres)	0.50
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
Aug 19, 2022	Resale	Grant Deed	\$582,500	\$294	\$522K
Jun 23, 2019	Quitclaim	Quit Claim Transfer			
Jun 20, 2019	Resale	Grant Deed	\$419,000	\$212	\$15K
Aug 9, 2017	Quitclaim	Quit Claim Transfer			\$250K
Jan 31, 2013	Non-arms-length	Grant Deed	\$222,500	\$112	\$177K
Apr 16, 2009	Resale	Grant Deed	\$441,000	\$223	
Jan 12, 2009	Non-arms-length	Trustees Deed	\$201,600	\$102	
Oct 25, 2005	Resale	Grant Deed	\$463,500	\$234	\$370K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
McAuliffe Elementary School	Elementary	KG–5	0.5 mi
La Sierra High School	High	9–12	0.7 mi

Villegas Middle School	Middle	6–8	2.1 mi
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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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