

Condominium

RESIDENTIAL

11372 RIVERPASS CT

RIVERSIDE, CA 92505

\$585,515 TopHap Estimate · \$382 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2.3

BATHS

1,532 ft²

LIVING AREA

2,178 ft²

LOT SIZE

2005

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$586K

\$558K low

\$613K high

Last Sale

\$585,000 · Jun 8, 2026

Est. Owner Equity

\$20,040

Loan-to-Value

97%

TAX & ASSESSMENT

Property Tax	\$5,794 (2025)
Assessed Value	\$440,622
Previous Assessed	\$431,984
Assessor Market Value	\$460,080

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

CLIMATE RISK

1 FLOOD	45 WILDFIRE	64 HEAT	8 STORM	39 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 29, 2026	Resale	Grant Deed	\$585,000	\$382	\$565K
Jun 12, 2019	Resale	Grant Deed	\$395,000	\$258	\$388K
Jan 3, 2011	Resale	Grant Deed	\$394,000	\$257	
Oct 25, 2005	Recorded document	Grant Deed			
Nov 1, 2005	Resale	Grant Deed	\$429,500	\$280	\$343K

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

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	Absentee owner
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