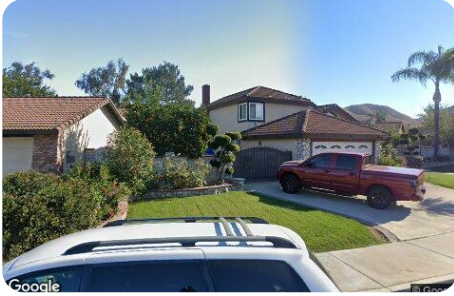


Single Family Residence **RESIDENTIAL**

12837 DECEMBER CT

RIVERSIDE, CA 92503

\$508,568 TopHap Estimate · \$313 / ft² · confidence 85 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,623 ft²

LIVING AREA

3,920 ft²

LOT SIZE

1988

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$509K

\$431K low

\$586K high

Last Sale

\$250,000 · Jun 12, 2008

Est. Owner Equity

\$333,568

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$4,777 (2025)
Assessed Value	\$334,927
Previous Assessed	\$328,360
Assessor Market Value	\$466,290

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.09
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
Sep 2, 2020	Quitclaim	Quit Claim Transfer			
Sep 2, 2020	Financing	Intrafamily Transfer			\$175K
Jan 10, 2015	Quitclaim	Quit Claim Transfer			
May 22, 2008	Resale	Grant Deed	\$250,000	\$154	\$200K
Apr 1, 2008	Foreclosure sale	Trustees Deed	\$205,000	\$126	
Jun 6, 2005	Resale	Grant Deed	\$868,000	\$535	\$347K
Dec 1, 1988	Resale	Grant Deed	\$133,000	\$82	\$126K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Villegas Middle School	Middle	6–8	0.2 mi
Hillcrest High School	High	9–12	1.3 mi
Lake Hills Elementary School	Elementary	KG–5	1.5 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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