



Real Estate Reports

Property:
19076 Quebec Ave
Corona, CA 92881
APN: 277-061-006

Data deemed reliable, but not guaranteed.
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Property Details

Trinity Redevelopment Inc,
19076 Quebec Ave, Corona, CA 92881

APN: 277-061-006
Riverside County

Owner Information

Primary Owner: **TRINITY REDEVELOPMENT INC,**

Secondary Owner:

Mail Address: **10803 FOOTHILL BLVD STE 212
RANCHO
CUCAMONGA CA 91730**

Site Address: **19076 QUEBEC AVE
CORONA CA 92881**

Assessor Parcel Number: **277-061-006**

Census Tract: **0419.09**

Housing Tract Number: **2517**

Lot Number: **24**

Legal description: **Lot: 24 Tract No: 2517 Abbreviated Description: LOT:24 TR#:2517 LOT 24 MB 045/083 TR 2517**

Sale Information

Sale Date: **01/29/2018**

Document #: **2018-0033801**

Sale Amount: **\$283,000**

Seller: **SEVIER GUERIN,
BETHANY ANN;
PSCHOLKA,
SHARON JEAN**

Sale Type:

Cost/SF: **\$221**

Assessment & Tax Information

Assessed Value: **\$68,909**

Land Value: **\$10,701**

Imp. Value: **\$58,208**

Homeowner
Exemption:

% Improvement: **84.47%**

Tax Amount: **\$1,290.28**

Tax Status: **Delinquent: 2016,2017**

Tax Year: **2017**

Tax Rate Area: **59-115**

Tax Account ID: **277061006**

Property Characteristics

Bedrooms: **4**

Year Built: **1971**

Pool: **P**

Bathrooms: **1.75**

Square Feet: **1,280 SF**

Lot Size: **9,148 SF**

Partial Baths:

Number of Units: **0**

No of Stories: **1**

Total Rooms:

Garage: **Attached 2**

Fire Place:

Property Type: **Single Family Residential Properties**

Building Style:

Owner
Exclusions:

Use Code: **Single Family Residential**

Zoning:



Transaction History

Trinity Redevelopment Inc,
19076 Quebec Ave, Corona, CA 92881

APN: 277-061-006
Riverside County

Prior Transfer

Recording Date: **01/29/2018**

Price: **\$283,000**

First TD: **N/A**

Mortgage Doc #:

Lender Name:

Buyer Name: **TRINITY REDEVELOPMENT INC**

Buyer Vesting:

Seller Name: **SEVIER GUERIN, BETHANY ANN; PSCHOLKA, SHARON JEAN**

Legal description: **Lot: 24 Tract No: 2517 Map Ref: MB 45 PG 83&84**

City/Muni/Twp: **CORONA**

Document #: **2018-0033801 BK-PG -**

Document Type: **Grant Deed**

Type of Sale: **Sales Price Rounded From Tax**

Interest Rate:

Prior Transfer

Recording Date: **02/00/1984**

Price: **N/A**

First TD: **N/A**

Mortgage Doc #:

Lender Name:

Buyer Name:

Buyer Vesting:

Seller Name:

Legal description: **Lot: 24 Tract No: 2517**

Abbreviated Description: **LOT 24 MB 045/083 TR 2517**

Document #: **1984-0022360 BK-PG -**

Document Type:

Type of Sale:

Interest Rate:



Comparables

Trinity Redevelopment Inc,
19076 Quebec Ave, Corona, CA 92881

APN: 277-061-006
Riverside County

Quick View

No.	Address	Date	Price	S/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool	Proxim.
Subject Property		01/29/2018	\$283,000	\$221	1,280	/4/1.75	1971	9,148 SF	P	
1	19300 AMBASSADOR AVE	01/16/2018	\$336,000	\$400	840	/2/1	1947	7,841 SF		.39 Mi.
2	19012 STROH AVE	10/10/2017	\$365,000	\$314	1,160	/3/1.75	1972	8,276 SF		.09 Mi.
3	19433 ENVOY AVE	10/03/2017	\$370,000	\$349	1,060	/2/1	1944	7,840 SF		.38 Mi.
4	7530 POPPY ST	10/03/2017	\$630,000	\$228	2,760	/3/2.5	1990	28,314 SF		.37 Mi.
5	19381 ENVOY AVE	09/22/2017	\$310,000	\$379	816	/3/1	1971	9,148 SF		.33 Mi.
6	19343 JOLORA AVE	09/05/2017	\$390,000	\$220	1,770	/3/2	1982	43,996 SF		.27 Mi.
7	19039 STROH AVE	08/31/2017	\$307,000	\$196	1,560	/4/1.75	1972	9,148 SF		.05 Mi.
8	19310 AMBASSADOR AVE	07/31/2017	\$295,000	\$352	836	/2/1	1920	7,841 SF		.40 Mi.
9	7740 GRANDVIEW ST	07/27/2017	\$350,000	\$297	1,175	/3/1.5	1976	7,841 SF		.20 Mi.
10	19077 ENVOY AVE	07/26/2017	\$360,000	\$259	1,389	/3/1.75	1987	11,761 SF		.16 Mi.
11	19370 ENVOY AVE	06/23/2017	\$327,000	\$290	1,125	/3/1.75	1971	9,583 SF		.31 Mi.
12	19381 ENVOY AVE	06/16/2017	\$172,500	\$211	816	/3/1	1971	9,148 SF		.33 Mi.
13	7800 VIEW LN	06/13/2017	\$439,000	\$181	2,420	/3/2.25	1959	30,927 SF	Yes	.35 Mi.
14	19157 QUEBEC AVE	06/01/2017	\$330,000	\$257	1,280	/4/1.75	1971	9,148 SF		.08 Mi.
15	19039 STROH AVE	04/03/2017	\$353,000	\$226	1,560	/4/1.75	1972	9,148 SF		.05 Mi.

Detailed View

No.	Address	Date	Price	S/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool	Proxim.
Subject Property										
		01/29/2018	\$283,000	\$221	1,280	/4/1.75	1971	9,148 SF	P	
1	19300 AMBASSADOR AVE CORONA, CA 92881-3766	01/16/2018	\$336,000	\$400	840	/2/1	1947	7,841 SF		.39 Mi.
APN: 277-070-004 Document #: 2018-0017601 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:5 Block:1 Subdivision: TEMESCAL GARDENS SUBDIVISION MapRef: MB 11 PG 94 City/Muni/Twp: CORONA										
Buyer Name: COATES, MARICEL P COATES, NEIL DC										
Seller Name: MATTHEWSON, MAXWELL W MATTHEWSON, JESSICA A										
2	19012 STROH AVE CORONA, CA 92881-3827	10/10/2017	\$365,000	\$314	1,160	/3/1.75	1972	8,276 SF		.09 Mi.
APN: 277-062-001 Document #: 2017-0419832 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:51 Tract No: 2517 MapRef: MB 45 PG 83&84										
Buyer Name: LEVI, CURTISTENE CRUZ, DOREEN JACKSON										
Seller Name: ACEVES, JOSE J ACEVES, SALLY										
3	19433 ENVOY AVE CORONA, CA 92881-3837	10/03/2017	\$370,000	\$349	1,060	/2/1	1944	7,840 SF		.38 Mi.
APN: 277-082-049 Document #: 2017-0409850 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:15 Block:L Subdivision: TEMESCAL GARDENS MapRef: MB 11 PG 94 City/Muni/Twp: CORONA										
Buyer Name: ORTIZ, RENE										
Seller Name: FIELDS, DENIA MAGUIRE FAMILY REVOCABLE LIVING TRUST										
4	7530 POPPY ST CORONA, CA 92881-3779	10/03/2017	\$630,000	\$228	2,760	/3/2.5	1990	28,314 SF		.37 Mi.
APN: 278-070-021 Document #: 2017-0409779 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:2 MapRef: MB 158 PG 29&30 Abbreviated Description: MAP NO 19801 City/Muni/Twp: CORONA										
Buyer Name: BLANKENSHIP, THOMAS EDWARD BLANKENSHIP, SHERRILYN FAYE										
Seller Name: POPPY STREET FOOD PRODUCTS DEFMED BENEFI SUNWEST MERCANTILE INC										
5	19381 ENVOY AVE CORONA, CA 92881-3836	09/22/2017	\$310,000	\$379	816	/3/1	1971	9,148 SF		.33 Mi.
APN: 277-082-029 Document #: 2017-0394771 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:21 Block:L Subdivision: TEMESCAL GARDENS MapRef: MB 11 PG 94 City/Muni/Twp: CORONA										
Buyer Name: GALVEZ, ELAINE										
Seller Name: ORANGE COAST LLC										
6	19343 JOLORA AVE CORONA, CA 92881-4637	09/05/2017	\$390,000	\$220	1,770	/3/2	1982	43,996 SF		.27 Mi.
APN: 277-100-021 Document #: 2017-0367834 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:8 Block:C Subdivision: BLUE DIAMOND ADDITION MapRef: MB 15 PG 92 City/Muni/Twp: CORONA										

Buyer Name: JONES, ROBERT

Seller Name: FRY, ROBERT D

7 19039 STROH AVE **08/31/2017** **\$307,000** **\$196** **1,560** **/4/1.75** **1972** **9,148 SF** **.05 Mi.**
CORONA, CA 92881-3828

APN: 277-061-034 Document #: 2017-0363208 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:48 Tract No:2517 MapRef:MB 45 PG 83&84 City/Muni/Twp:CORONA

Buyer Name: JYC LLC ZHOU, YONG

Seller Name: US BANK NA LEHMAN XS TRUST

8 19310 AMBASSADOR AVE **07/31/2017** **\$295,000** **\$352** **836** **/2/1** **1920** **7,841 SF** **.40 Mi.**
CORONA, CA 92881-3766

APN: 277-070-005 Document #: 2017-0313455 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:6 Block:I Subdivision:TEMESCAL GARDEN MapRef:MB 11 PG 94 City/Muni/Twp:CORONA

Buyer Name: SANTIAGO, MARIO PANTALEON, CESAR ARNULFO

Seller Name: FERRAGUI LLC

9 7740 GRANDVIEW ST **07/27/2017** **\$350,000** **\$297** **1,175** **/3/1.5** **1976** **7,841 SF** **.20 Mi.**
CORONA, CA 92881-3722

APN: 277-044-035 Document #: 2017-0306598 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:14&15 Block:D Subdivision:TEMESCAL GARDENS MapRef:MB 11 PG 94 Abbreviated Description:EASTERLY72.50FT LOTS14&15 City/Muni/Twp:CORONA

Buyer Name: BEAVERS, DENNIE CARL BEAVERS, JEAN MAVONE

Seller Name: VELIZ, CESAR O VELIZ, PAULA E

10 19077 ENVOY AVE **07/26/2017** **\$360,000** **\$259** **1,389** **/3/1.75** **1987** **11,761 SF** **.16 Mi.**
CORONA, CA 92881-3844

APN: 277-044-052 Document #: 2017-0304587 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:24&25 Block:D Subdivision:TEMESCAL GARDENS MapRef:MB 11 PG 94 Abbreviated Description:PORTION LOT24 City/Muni/Twp:CORONA

Buyer Name: VIDAL, JOVANI

Seller Name: MULVIHILL JR, ROBERT MULVIHILL, JENNIFER

11 19370 ENVOY AVE **06/23/2017** **\$327,000** **\$290** **1,125** **/3/1.75** **1971** **9,583 SF** **.31 Mi.**
CORONA, CA 92881-3803

APN: 277-090-010 Document #: 2017-0254399 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:19 Block:B Subdivision:BLUE DIAMOND ADDITION MapRef:MB 15 PG 92 City/Muni/Twp:CORONA

Buyer Name: TORRES, DAVID RAMIREZ, BLANCA

Seller Name: ORAIVEJ, DANIEL ORAIVEJ, JULIE

12 19381 ENVOY AVE **06/16/2017** **\$172,500** **\$211** **816** **/3/1** **1971** **9,148 SF** **.33 Mi.**
CORONA, CA 92881-3836

APN: 277-082-029 Document #: 2017-0241788 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:21 Block:L Subdivision:TEMESCAL GARDENS MapRef:MB 11 PG 94

Buyer Name: ORNAGE COAST LA LLC

Seller Name: PENNYMAE LONA SERVICES LLC

13	7800 VIEW LN CORONA, CA 92881-3751	06/13/2017	\$439,000	\$181	2,420	/3/2.25	1959	30,927 SF	Yes	.35 Mi.
APN: 278-080-003 Document #: 2017-0236529 Document Type:Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:7 Sec/Twnship/Range:S05T04SR06W SBBM Abbreviated Description:PORTION LOT7 City/Muni/Twp:CORONA										
Buyer Name: BOWEN, JUSTIN										
Seller Name: DEUTSCHE BANK NATIONAL TRUST CO IMPAC SECURED ASSETS CORP										
14	19157 QUEBEC AVE CORONA, CA 92881-3821	06/01/2017	\$330,000	\$257	1,280	/4/1.75	1971	9,148 SF		.08 Mi.
APN: 277-052-022 Document #: 2017-0219457 Document Type:Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:7 Tract No:2517 MapRef:MB 45 PG 83&84 City/Muni/Twp:CORONA										
Buyer Name: LIU, XINMIAO										
Seller Name: RODRIGUEZ, DAVID HERNANDEZ LOPEZ, ESMERALDA HERNANDEZ										
15	19039 STROH AVE CORONA, CA 92881-3828	04/03/2017	\$353,000	\$226	1,560	/4/1.75	1972	9,148 SF		.05 Mi.
APN: 277-061-034 Document #: 2017-0131886 Document Type:Trustee's Deed Price Code: D										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:48 Tract No:2517 MapRef:MB 45 PG 83&84 City/Muni/Twp:CORONA										
Buyer Name: U S BANK NA LEHMAN XS TRUST										
Seller Name: LEDEZMA, MANUEL M LEDEZMA, SOLEDAD M										

Area Sales Analysis

Total Area Sales: **15**

Median Lot Size: **9,148 SF**

Median Living Area: **1,175 SF**

Price Range - 2 Yrs: **\$172,500 To \$630,000**

Median Value: **\$350,000**

Median # of Bedrooms: **3**

Median # of Baths: **1.75**

Median Year Built: **1971**

Age Range: **28 Years To 98 Years**

Median Age: **47 Years**

