

Single Family Residence **RESIDENTIAL**

16909 RIDGE CLIFF DR

RIVERSIDE, CA 92503

\$1,414,815 TopHap Estimate · \$309 / ft² · confidence 91 · as of Jun 25, 2026



4

BEDS

3.5

BATHS

4,576 ft²

LIVING AREA

0.36 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

4

PARKING

VALUATION

\$1.4M

\$1.3M low

\$1.5M high

Last Sale

\$425,000 · Jul 2, 2009

Est. Owner Equity

\$575,313

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$10,790 (2025)
Assessed Value	\$640,974
Previous Assessed	\$628,407
Assessor Market Value	\$864,450

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.36
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
May 4, 2009	Resale	Grant Deed	\$425,000	\$93	\$340K
Jan 7, 2009	Foreclosure sale	Trustees Deed	\$976,546	\$213	
Aug 11, 2006	Resale	Grant Deed	\$1,043,000	\$228	\$834K
May 12, 2006	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Hills Elementary School	Elementary	KG–5	0.5 mi
Hillcrest High School	High	9–12	1.4 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 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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