

Single Family Residence **RESIDENTIAL**

16245 VIA RANCHO

RIVERSIDE, CA 92506

\$676,472 TopHap Estimate · \$249 / ft² · confidence 89 · as of Jul 14, 2026



4
BEDS

2.5
BATHS

2,722 ft²
LIVING AREA

0.53 ac
LOT SIZE

1974
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$676K

\$602K low

\$751K high

Est. Owner Equity

\$676,472

TAX & ASSESSMENT

Property Tax	\$1,771 (2025)
Assessed Value	\$168,474
Previous Assessed	\$165,172
Assessor Market Value	\$661,860

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.53
Construction	Wood (Unspecified)
Roof	Wood Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 6, 2024	Financing	Intrafamily Transfer			
Feb 2, 2021	Financing	Intrafamily Transfer			
Feb 2, 2021	Financing	Intrafamily Transfer			
Jul 29, 2003	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Woodcrest Elementary School	Elementary	KG–6	0.9 mi
Frank Augustus Miller Middle School	Middle	7–8	1.9 mi
Martin Luther King High School	High	9–12	2.6 mi

District: Riverside 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 92506

65 CRIME INDEX	104 AIR POLLUTION	47,695 POPULATION	\$109K 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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