

Single Family Residence **RESIDENTIAL**

16904 RIDGE CLIFF DR

RIVERSIDE, CA 92503

\$955,293 TopHap Estimate · \$188 / ft² · confidence 88 · as of Jul 14, 2026



4
BEDS

3.5
BATHS

5,074 ft²
LIVING AREA

0.36 ac
LOT SIZE

2006
YEAR BUILT

2
STORIES

3
PARKING

VALUATION

\$955K

\$843K low

\$1.1M high

Last Sale

\$640,000 · Mar 21, 2014

Est. Owner Equity

\$955,293

TAX & ASSESSMENT

Property Tax	\$13,175 (2025)
Assessed Value	\$838,739
Previous Assessed	\$822,294
Assessor Market Value	\$1,278,270

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
Feb 18, 2014	Resale	Grant Deed	\$640,000	\$126	
Jan 28, 2010	Resale	Grant Deed	\$465,000	\$92	\$326K
Jun 9, 2006	Financing	Intrafamily Transfer			\$46K
Aug 11, 2006	Resale	Grant Deed	\$917,500	\$181	\$688K

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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