

Single Family Residence **RESIDENTIAL**

16632 MORNING MIST CT

RIVERSIDE, CA 92503

\$1,070,431 TopHap Estimate · \$223 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

4,807 ft²

LIVING AREA

0.77 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$1.1M

\$957K low

\$1.2M high

Last Sale

\$914,500 · Jan 24, 2007

Est. Owner Equity

\$156,336

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax	\$18,043 (2025)
Assessed Value	\$1,249,721
Previous Assessed	\$1,225,217
Assessor Market Value	\$948,420

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.77
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
Jan 5, 2007	Resale	Grant Deed	\$914,500	\$190	\$731K
Aug 18, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Hills Elementary School	Elementary	KG–5	0.3 mi
Hillcrest High School	High	9–12	1.5 mi
Villegas Middle School	Middle	6–8	1.9 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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