

Single Family Residence **RESIDENTIAL**

16222 PICK PL

RIVERSIDE, CA 92504

\$604,219 TopHap Estimate · \$385 / ft² · confidence 89 · as of Jul 14, 2026



3
BEDS

2
BATHS

1,568 ft²
LIVING AREA

1.77 ac
LOT SIZE

1980
YEAR BUILT

1
STORIES

3
PARKING

VALUATION

\$604K

\$537K low

\$671K high

Est. Owner Equity

\$604,219

TAX & ASSESSMENT

Property Tax	\$3,106 (2025)
Assessed Value	\$291,251
Previous Assessed	\$285,541
Assessor Market Value	\$578,880

PROPERTY FACTS

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

CLIMATE RISK

67 FLOOD	86 WILDFIRE	65 HEAT	5 STORM	39 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 19, 2023	Financing	Intrafamily Transfer			
May 11, 2022	Financing	Intrafamily Transfer			
Aug 19, 2011	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Woodcrest Elementary School	Elementary	KG–6	1.5 mi
Frank Augustus Miller Middle School	Middle	7–8	2.5 mi
Martin Luther King High School	High	9–12	3.4 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 92504

90 CRIME INDEX	105 AIR POLLUTION	56,759 POPULATION	\$80K 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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