

Single Family Residence **RESIDENTIAL**

16892 RIDGE CLIFF DR

RIVERSIDE, CA 92503

\$878,556 TopHap Estimate · \$179 / ft² · confidence 92 · as of Jul 14, 2026



4
BEDS

3.5
BATHS

4,895 ft²
LIVING AREA

0.29 ac
LOT SIZE

2006
YEAR BUILT

2
STORIES

2
PARKING

VALUATION

\$879K

\$809K low

\$948K high

Last Sale

\$455,000 · Dec 22, 2011

Est. Owner Equity

\$0

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$10,767 (2025)
Assessed Value	\$639,005
Previous Assessed	\$626,477
Assessor Market Value	\$945,990

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.29
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
Apr 5, 2019	Financing	Intrafamily Transfer			\$651K
Nov 1, 2011	Resale	Grant Deed	\$455,000	\$93	\$443K
Mar 13, 2009	Resale	Grant Deed	\$430,000	\$88	\$387K
Aug 18, 2008	Foreclosure sale	Trustees Deed	\$550,597	\$112	
Sep 27, 2006	Resale	Grant Deed	\$828,000	\$169	\$662K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Hills Elementary School	Elementary	KG–5	0.5 mi
Hillcrest High School	High	9–12	1.3 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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