

Single Family Residence **RESIDENTIAL**

16235 CONSTABLE RD

RIVERSIDE, CA 92504

\$801,841 TopHap Estimate · \$353 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,270 ft²

LIVING AREA

0.99 ac

LOT SIZE

1989

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$802K

\$706K low

\$897K high

Last Sale

\$105,000 · Jun 18, 1998

Est. Owner Equity

\$761,841

Loan-to-Value

5%

TAX & ASSESSMENT

Property Tax	\$4,045 (2025)
Assessed Value	\$377,534
Previous Assessed	\$370,133
Assessor Market Value	\$643,770

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.99
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

CLIMATE RISK

35
FLOOD

87
WILDFIRE

65
HEAT

5
STORM

39
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 10, 2026	Financing	Mortgage			\$40K
Mar 6, 2026	Financing	Intrafamily Transfer			
Aug 1, 2008	Quitclaim	Quit Claim Transfer			
May 8, 2008	Quitclaim	Quit Claim Transfer			\$288K
Feb 17, 2005	Quitclaim	Quit Claim Transfer			
Jun 29, 2004	Quitclaim	Quit Claim Transfer			\$50K
Jun 10, 2002	Quitclaim	Quit Claim Transfer			
Mar 22, 2001	Quitclaim	Quit Claim Transfer			
Jun 18, 1998	Resale	Grant Deed	\$210,000	\$93	\$200K

Dec 13, 1995	Quitclaim	Quit Claim Transfer			
Nov 16, 1994	Resale	Grant Deed	\$216,500	\$95	\$195K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Arlington High School	High	9–12	2.6 mi
Frank Augustus Miller Middle School	Middle	7–8	2.9 mi
Harrison Elementary School	Elementary	KG–6	3.0 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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