

Single Family Residence **RESIDENTIAL**

16640 ROCKY CREEK DR

RIVERSIDE, CA 92503

\$735,361 TopHap Estimate · \$325 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2.8

BATHS

2,261 ft²

LIVING AREA

0.26 ac

LOT SIZE

1987

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$735K

\$708K low

\$762K high

Last Sale

\$310,000 · Aug 5, 2009

Est. Owner Equity

\$735,361

TAX & ASSESSMENT

Property Tax	\$6,614 (2025)
Assessed Value	\$550,460
Previous Assessed	\$539,668
Assessor Market Value	\$546,210

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.26
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
Nov 2, 2016	Quitclaim	Quit Claim Transfer			
Jul 30, 2009	Resale	Grant Deed	\$310,000	\$137	
Mar 15, 2002	Quitclaim	Quit Claim Transfer			
Mar 7, 1996	Resale	Grant Deed	\$178,000	\$79	\$142K
Sep 19, 1994	Financing	Grant Deed			\$200K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Hills Elementary School	Elementary	KG–5	1.0 mi
Hillcrest High School	High	9–12	1.4 mi
Villegas Middle School	Middle	6–8	2.4 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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