

Single Family Residence **RESIDENTIAL**

17070 RIDGE CANYON DR

RIVERSIDE, CA 92506

\$953,221 TopHap Estimate · \$443 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

2,152 ft²

LIVING AREA

2.58 ac

LOT SIZE

1972

YEAR BUILT

1

STORIES

8

ROOMS

1

PARKING

VALUATION

\$953K

\$879K low

\$1M high

Last Sale

\$335,000 · Apr 27, 2023

Est. Owner Equity

\$138,621

Loan-to-Value

100%

TAX & ASSESSMENT

Property Tax	\$7,766 (2025)
Assessed Value	\$711,007
Previous Assessed	\$697,067
Assessor Market Value	\$697,140

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
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
Apr 6, 2023	Resale	Grant Deed	\$670,000	\$311	\$608K
Dec 11, 2014	Financing	Affidavit Of Death			\$200K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Woodcrest Elementary School	Elementary	KG–6	1.1 mi
Frank Augustus Miller Middle School	Middle	7–8	1.5 mi
Martin Luther King High School	High	9–12	2.0 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 92506

65 CRIME INDEX	104 AIR POLLUTION	47,695 POPULATION	\$109K 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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