

Single Family Residence **RESIDENTIAL**

6949 ROGUE RIVER RD

CASPER, WY 82604

\$436,363 TopHap Estimate · \$248 / ft² · confidence 92 · as of Jul 14, 2026



4
BEDS

2
BATHS

1,762 ft²
LIVING AREA

0.18 ac
LOT SIZE

2023
YEAR BUILT

2
STORIES

6
ROOMS

3
PARKING

VALUATION

\$436K

\$401K low

\$472K high

Last Sale

\$473,886 · Jun 17, 2022

Est. Owner Equity

\$80,057

Loan-to-Value

88%

TAX & ASSESSMENT

Property Tax	\$2,958 (2025)
Assessed Value	\$40,574
Previous Assessed	\$29,410
Assessor Market Value	\$461,368

PROPERTY FACTS

Property Type	Single Family Residence
County	NATRONA
Lot (acres)	0.18
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Yes
Garage	Mixed
Pool	No

Porch · 48 ft²

CLIMATE RISK

38

FLOOD

58

WILDFIRE

61

HEAT

19

STORM

39

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 14, 2022	Financing	Warranty Deed			\$356K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Oregon Trail Elementary School	Elementary	KG–5	0.6 mi
C y Middle School	Middle	6–8	3.6 mi
Natrona County High School	High	9–12	5.3 mi

District: Natrona County School District 1

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 82604

91 CRIME INDEX	109 AIR POLLUTION	28,759 POPULATION	\$78K MEDIAN IN-COME	42°F AVG TEMP	63% SUNSHINE
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------