

Single Family Residence **RESIDENTIAL**

## 271 RODEO DR

SPRINGVILLE, UT 84663

**\$629,761** TopHap Estimate · \$452 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**3**

BEDS

**3**

BATHS

**1,393 ft<sup>2</sup>**

LIVING AREA

**0.29 ac**

LOT SIZE

**2000**

YEAR BUILT

**1**

STORIES

**8**

ROOMS

**2**

PARKING

### VALUATION

**\$630K**

\$589K low

\$671K high

Last Sale

**\$570,230 · Jul 25, 2025**

Est. Owner Equity

**\$65,176**

Loan-to-Value

**90%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,120 (2025) |
| Assessed Value        | \$307,230      |
| Previous Assessed     | \$320,815      |
| Assessor Market Value | \$558,600      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | A-Frame                 |
| County        | UTAH                    |
| Lot (acres)   | 0.29                    |
| Heating       | Central                 |
| Cooling       | Central                 |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Deck    Patio · 20 ft²    Porch · 108 ft²

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED          | PRICE | \$/FT² | LOAN   |
|--------------|-------------------|---------------|-------|--------|--------|
| Jul 23, 2025 | Financing         | Warranty Deed |       |        | \$565K |
| Apr 4, 2022  | Financing         | Warranty Deed |       |        | \$265K |
| Oct 14, 2020 | Financing         | Warranty Deed |       |        | \$310K |
| Aug 7, 2019  | Financing         | Warranty Deed |       |        | \$320K |
| Jul 2, 2007  | Financing         | Warranty Deed |       |        |        |
| Sep 7, 2000  | Financing         | Grant Deed    |       |        | \$153K |
| Dec 13, 1999 | Recorded document | Grant Deed    |       |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Sage Creek Elementary School | Elementary | PK–5   | 0.9 mi   |
| Springville High School      | High       | 10–12  | 1.4 mi   |
| Spring Canyon Middle School  | Middle     | 6–7    | 1.4 mi   |

District: Nebo 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 84663

|                          |                             |                             |                                |                         |                        |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>73</b><br>CRIME INDEX | <b>100</b><br>AIR POLLUTION | <b>41,359</b><br>POPULATION | <b>\$85K</b><br>MEDIAN IN-COME | <b>43°F</b><br>AVG TEMP | <b>66%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|