

Mobile Home

RESIDENTIAL

6086 E RIVER RUN DR
COTTONWOOD, AZ 86326



940 ft²

LIVING AREA

0.22 ac

LOT SIZE

1981

YEAR BUILT

1

STORIES

VALUATION

Last Sale

\$185,000 · Jul 12, 2024

TAX & ASSESSMENT

Property Tax	\$492 (2024)
Assessed Value	\$7,264
Previous Assessed	\$7,264
Assessor Market Value	\$72,643

PROPERTY FACTS

Property Type	Mobile Home
County	Yavapai
Lot (acres)	0.22
Construction	Steel Frame
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 9, 2024	Resale	Warranty Deed	\$185,000	\$197	
Dec 19, 2017	Quitclaim	Quit Claim Transfer			
Aug 2, 2017	Resale	Warranty Deed	\$74,000	\$79	
Nov 29, 1995	Financing	Grant Deed			\$39K
May 4, 1993	Resale	Grant Deed	\$54,500	\$58	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mingus Union High School	High	9–12	2.8 mi
Dr. Daniel Bright Elementary School	Elementary	KG–8	4.0 mi

District: Mingus Union High 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 86326

118 CRIME INDEX	92 AIR POLLUTION	26,265 POPULATION	\$57K MEDIAN IN- COME	58°F AVG TEMP	86% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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