

Single Family Residence **RESIDENTIAL**

342 RIVER ROCK RD

SPANISH FORK, UT 84660

\$872,250 TopHap Estimate · \$313 / ft² · confidence 95 · as of Jun 23, 2026



4

BEDS

3.5

BATHS

2,788 ft²

LIVING AREA

0.34 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

9

ROOMS

5

PARKING

VALUATION

\$872K

\$829K low

\$916K high

Last Sale

\$123,700 · Aug 15, 2012

Est. Owner Equity

\$573,561

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$4,415 (2025)
Assessed Value	\$455,125
Previous Assessed	\$458,370
Assessor Market Value	\$827,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	A-Frame
County	UTAH
Lot (acres)	0.34
Construction	Masonry/Concrete Masonry Units (Cmus)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck

Patio · 254 ft²

Porch · 1,053 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 25, 2015	Quitclaim	Quit Claim Transfer			
Aug 25, 2015	Quitclaim	Quit Claim Transfer			
Aug 25, 2015	Quitclaim	Quit Claim Transfer			
Aug 9, 2012	Quitclaim	Quit Claim Transfer			\$99K
Aug 9, 2012	Quitclaim	Quit Claim Transfer			
Nov 2, 2009	Quitclaim	Quit Claim Transfer			
Oct 28, 2009	Financing	Intrafamily Transfer			\$200K
Oct 19, 2009	Quitclaim	Quit Claim Transfer			
May 17, 2007	Quitclaim	Quit Claim Transfer			
Aug 30, 2006	Financing	Intrafamily Transfer			\$200K
Sep 22, 2005	Financing	Intrafamily Transfer			
Jun 29, 2005	Recorded document	Warranty Deed			
Feb 22, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riverview Elementary School	Elementary	PK–5	0.5 mi
Spanish Fork High School	High	10–12	1.1 mi
Diamond Fork Middle School	Middle	6–7	1.6 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 84660

51 CRIME INDEX	95 AIR POLLUTION	54,145 POPULATION	\$96K MEDIAN IN-COME	48°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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