

Single Family Residence **RESIDENTIAL**

20233 EAGLE RIVER RD

EAGLE RIVER, AK 99577

\$507,242 TopHap Estimate · \$239 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,126 ft²

LIVING AREA

0.55 ac

LOT SIZE

1974

YEAR BUILT

1

STORIES

6

ROOMS

1

PARKING

VALUATION

\$507K

\$460K low

\$554K high

Est. Owner Equity

\$235,642

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$4,779 (2025)
Assessed Value	\$383,300
Previous Assessed	\$373,800
Assessor Market Value	\$383,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Anchorage
Lot (acres)	0.55
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 192 ft²

Patio · 534 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 14, 2020	Financing	Intrafamily Transfer			\$247K
May 2, 2005	Financing	Warranty Deed			\$250K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ravenwood Elementary School	Elementary	PK–6	0.4 mi
Gruening Middle School	Middle	7–8	4.2 mi
Chugiak High School	High	9–12	4.2 mi

District: Anchorage 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 99577

65 CRIME INDEX	64 AIR POLLUTION	29,285 POPULATION	\$125K MEDIAN IN-COME	35°F AVG TEMP	42% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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