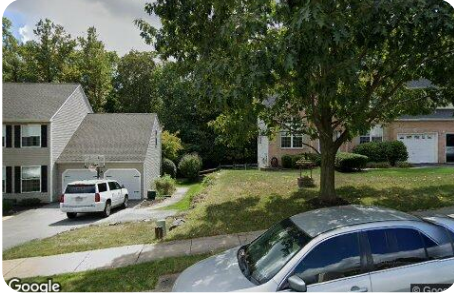


Single Family Residence **RESIDENTIAL**

1045 RYANS RUN

GARNET VALLEY, PA 19060

\$730,057 TopHap Estimate · \$261 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,795 ft²

LIVING AREA

0.49 ac

LOT SIZE

1998

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$730K

\$711K low

\$749K high

Last Sale

\$443,000 · Jun 26, 2013

Est. Owner Equity

\$223,557

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$11,771 (2026)
Assessed Value	\$464,540
Previous Assessed	\$464,540
Assessor Market Value	\$464,540

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	DELAWARE
Lot (acres)	0.49
Construction	Stone
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 20, 2013	Resale	Deed	\$443,000	\$158	\$354K
Aug 24, 2005	Resale	Deed	\$444,900	\$159	\$356K
Aug 18, 2004	Recorded document	Grant Deed	\$1	\$0	
Aug 3, 1998	Resale	Grant Deed	\$236,800	\$85	\$217K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bethel Springs Elementary School	Elementary	KG–5	1.4 mi
Garnet Valley High School	High	9–12	3.2 mi
Garnet Valley Middle School	Middle	6–8	3.7 mi

District: Garnet Valley 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 19060

24 CRIME INDEX	97 AIR POLLUTION	12,910 POPULATION	\$156K MEDIAN IN-COME	54°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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