

Single Family Residence **RESIDENTIAL**

1191 RIVER ROCK RD

SPANISH FORK, UT 84660

\$785,750 TopHap Estimate · \$309 / ft² · confidence 94 · as of Jun 23, 2026



3
BEDS

3.3
BATHS

2,541 ft²
LIVING AREA

0.89 ac
LOT SIZE

2011
YEAR BUILT

1
STORIES

5
PARKING

VALUATION

\$786K

\$739K low

\$833K high

Est. Owner Equity

\$144,970

Loan-to-Value

82%

TAX & ASSESSMENT

Property Tax	\$5,212 (2025)
Assessed Value	\$495,605
Previous Assessed	\$541,090
Assessor Market Value	\$901,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	A-Frame
County	UTAH
Lot (acres)	0.90
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 422 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 25, 2011	Financing	Warranty Deed			\$310K
Feb 22, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Riverview Elementary School	Elementary	PK–5	0.6 mi
Spanish Fork High School	High	10–12	1.2 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
-------------------	---------------------	----------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------