

Single Family Residence **RESIDENTIAL**

1974 ROLAND DR

BAILEY, CO 80421

\$535,896 TopHap Estimate · \$411 / ft² · confidence 87 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,304 ft²

LIVING AREA

0.94 ac

LOT SIZE

1977

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$536K

\$469K low

\$603K high

Last Sale

\$80,000 · Jun 12, 1992

Est. Owner Equity

\$183,696

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$2,238 (2024)
Assessed Value	\$37,830
Previous Assessed	\$37,830
Assessor Market Value	\$619,646

PROPERTY FACTS

Property Type	Single Family Residence
Style	Raised Ranch
County	Park
Lot (acres)	0.94
Construction	Frame (Unspecified)
Foundation	Concrete
Roof	Composition Shingle
Heating	None
Garage	Garage, Detached
Pool	No

Deck · 216 ft²

Shed · 90 ft²

Porch · 934 ft²

CLIMATE RISK

1
FLOOD

61
WILDFIRE

58
HEAT

38
STORM

75
DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Deer Creek Elementary School	Elementary	PK–5	3.1 mi
Platte Canyon High School	High	9–12	6.4 mi
Fitzsimmons Middle School	Middle	6–8	6.5 mi

District: Platte Canyon School District 1

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 80421

66 CRIME INDEX	89 AIR POLLUTION	7,098 POPULATION	\$100K MEDIAN IN-COME	38°F AVG TEMP	69% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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