

Single Family Residence **RESIDENTIAL**

1682 ROLAND DR

BAILEY, CO 80421

\$594,092 TopHap Estimate · \$572 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,038 ft²

LIVING AREA

1 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$594K

\$552K low

\$637K high

Last Sale

\$576,000 · Jul 12, 2021

Est. Owner Equity

\$46,892

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$2,157 (2024)
Assessed Value	\$36,460
Previous Assessed	\$36,460
Assessor Market Value	\$599,233

PROPERTY FACTS

Property Type	Single Family Residence
Style	Raised Ranch
County	Park
Lot (acres)	1.00
Construction	Frame (Unspecified)
Foundation	Concrete
Roof	Composition Shingle
Heating	None
Garage	Garage, Attached
Pool	No

Deck · 420 ft²

Porch · 479 ft²

CLIMATE RISK

1
FLOOD

62
WILDFIRE

58
HEAT

38
STORM

75
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 6, 2021	Resale	Warranty Deed	\$576,000	\$555	\$547K
Jun 1, 1998	Resale	Grant Deed	\$172,900	\$167	\$176K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Deer Creek Elementary School	Elementary	PK–5	3.3 mi
Platte Canyon High School	High	9–12	6.6 mi
Fitzsimmons Middle School	Middle	6–8	6.7 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
--------------------------------------	--	--	---	-------------------------------------	------------------------------------

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

| OWNERSHIP

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