

Single Family Residence **RESIDENTIAL**

8723 STAND RIDGE RUN

FORT WAYNE, IN 46825

\$325,239 TopHap Estimate · \$150 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,169 ft²

LIVING AREA

0.35 ac

LOT SIZE

1992

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$325K

\$314K low

\$336K high

Last Sale

\$315,000 · Feb 27, 2024

Est. Owner Equity

\$73,239

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$3,467 (2025)
Assessed Value	\$331,400
Previous Assessed	\$331,400
Assessor Market Value	\$331,400

PROPERTY FACTS

Property Type	Single Family Residence
County	Allen
Lot (acres)	0.35
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 75 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 22, 2024	Resale	Warranty Deed	\$315,000	\$145	\$252K
Aug 27, 2021	Resale	Warranty Deed	\$230,000	\$106	\$230K
May 26, 2006	Financing	Corporation Deed			\$139K
Jan 1, 2006	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	KG–5	0.9 mi
Shawnee Middle School	Middle	6–8	1.0 mi
Northrop High School	High	9–12	1.1 mi

District: Fort Wayne Community Schools

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 46825

112 CRIME INDEX	98 AIR POLLUTION	29,364 POPULATION	\$70K MEDIAN IN-COME	50°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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