

Single Family Residence **RESIDENTIAL**

16916 RIDDELL ST

EAGLE RIVER, AK 99577

\$361,731 TopHap Estimate · \$269 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,346 ft²

LIVING AREA

0.2 ac

LOT SIZE

1983

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$362K

\$345K low

\$378K high

Est. Owner Equity

\$31,731

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$4,073 (2024)
Assessed Value	\$330,100
Previous Assessed	\$326,900
Assessor Market Value	\$330,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bi-Level
County	ANCHORAGE
Lot (acres)	0.20
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck · 192 ft²

Patio · 192 ft²

Porch · 15 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 7, 2025	Financing	Intrafamily Transfer			\$145K
Jul 21, 2015	Financing	Intrafamily Transfer			\$198K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fire Lake Elementary School	Elementary	PK–6	0.8 mi
Chugiak High School	High	9–12	2.4 mi
Mirror Lake Middle School	Middle	7–8	7.8 mi

District: Anchorage 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 99577

65 CRIME INDEX	64 AIR POLLUTION	29,285 POPULATION	\$125K MEDIAN IN-COME	35°F AVG TEMP	42% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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