

Single Family Residence **RESIDENTIAL**

2818 RIVULET RUN

FORT WAYNE, IN 46818

\$242,482 TopHap Estimate · \$108 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,252 ft²

LIVING AREA

0.17 ac

LOT SIZE

2005

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$242K

\$232K low

\$253K high

Est. Owner Equity

\$242,482

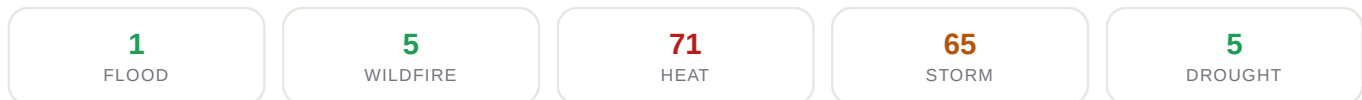
TAX & ASSESSMENT

Property Tax	\$3,380 (2025)
Assessed Value	\$217,800
Previous Assessed	\$214,300
Assessor Market Value	\$217,800

PROPERTY FACTS

Property Type	Single Family Residence
County	ALLEN
Lot (acres)	0.17
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 23, 2023	Resale	Warranty Deed	\$230,000	\$102	
Jun 1, 2020	Resale	Warranty Deed	\$167,000	\$74	\$159K
Apr 12, 2017	Financing	Warranty Deed			\$100K
Apr 17, 2014	Resale	Warranty Deed	\$117,000	\$52	\$115K
Jul 24, 2013	Financing	Intrafamily Transfer			\$107K
Apr 18, 2008	Financing	Warranty Deed			\$113K
Dec 30, 2004	Financing	Corporation Deed			\$103K
Dec 30, 2004	Financing	Corporation Deed			\$103K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Eel River Elementary School	Elementary	KG–5	0.5 mi
Carroll Middle School	Middle	6–8	0.7 mi
Carroll High School	High	9–12	0.7 mi

District: Northwest Allen County 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 46818

81 CRIME INDEX	99 AIR POLLUTION	24,598 POPULATION	\$83K 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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