

Single Family Residence **RESIDENTIAL**

10604 EAGLE RIVER RUN

FORT WAYNE, IN 46845

\$461,741 TopHap Estimate · \$220 / ft² · confidence 92 · as of Jul 14, 2026



3
BEDS

3
BATHS

2,095 ft²
LIVING AREA

0.4 ac
LOT SIZE

2009
YEAR BUILT

1
STORIES

9
ROOMS

3
PARKING

VALUATION

\$462K

\$425K low

\$499K high

Est. Owner Equity

\$261,741

Loan-to-Value

40%

TAX & ASSESSMENT

Property Tax	\$4,526 (2025)
Assessed Value	\$534,700
Previous Assessed	\$534,700
Assessor Market Value	\$534,700

PROPERTY FACTS

Property Type	Single Family Residence
County	Allen
Lot (acres)	0.40
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 15, 2009	Financing	Corporation Deed			\$256K
Feb 12, 2007	Financing	Corporation Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cederville Elementary School	Elementary	KG–3	0.9 mi
Leo Jr/Sr High School	Middle	7–12	3.2 mi

District: East 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 46845

22 CRIME INDEX	96 AIR POLLUTION	29,777 POPULATION	\$110K MEDIAN IN-COME	50°F AVG TEMP	59% SUNSHINE
--------------------------	----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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