

Condominium

RESIDENTIAL

2814 LITTLE RIVER RUN

FORT WAYNE, IN 46804

\$495,217 TopHap Estimate · \$145 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

3.5

BATHS

3,404 ft²

LIVING AREA

0.18 ac

LOT SIZE

1988

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$495K

\$473K low

\$517K high

Est. Owner Equity

\$495,217

TAX & ASSESSMENT

Property Tax	\$9,082 (2025)
Assessed Value	\$424,200
Previous Assessed	\$434,800
Assessor Market Value	\$424,200

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	ALLEN
Lot (acres)	0.18
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 4, 2016	Quitclaim	Quit Claim Transfer			
May 18, 2012	Financing	Warranty Deed			
Sep 2, 2009	Financing	Personal Representative Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Deer Ridge Elementary School	Elementary	KG–5	1.0 mi
Homestead High School	High	9–12	1.1 mi
Woodside Middle School	Middle	6–8	1.5 mi

District: Southwest Allen County Metropolitan 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 46804

75 CRIME INDEX	95 AIR POLLUTION	29,012 POPULATION	\$85K 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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