

Single Family Residence **RESIDENTIAL**

10222 RIVER RAPIDS RUN

FORT WAYNE, IN 46845

\$460,039 TopHap Estimate · \$204 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,260 ft²

LIVING AREA

0.3 ac

LOT SIZE

1996

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$460K

\$429K low

\$491K high

Est. Owner Equity

\$392,645

Loan-to-Value

15%

TAX & ASSESSMENT

Property Tax	\$2,783 (2025)
Assessed Value	\$395,900
Previous Assessed	\$395,900
Assessor Market Value	\$395,900

PROPERTY FACTS

Property Type	Single Family Residence
County	Allen
Lot (acres)	0.30
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 42 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 29, 2024	Quitclaim	Quit Claim Transfer			
Sep 24, 2024	Quitclaim	Quit Claim Transfer			
Sep 29, 2024	Quitclaim	Quit Claim Transfer			
Aug 16, 2024	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Shambaugh Elementary School	Elementary	KG–5	1.8 mi
Jefferson Middle School	Middle	6–8	3.8 mi
Northrop High School	High	9–12	4.6 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 46845

22 CRIME INDEX	96 AIR POLLUTION	29,777 POPULATION	\$110K 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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