

Rural Residence

**RESIDENTIAL**

# 12700 SW GRAY FAWN DR

ROCA, NE 68430

**\$875,843** TopHap Estimate · \$357 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**1**

BEDS

**7**

BATHS

**2,450 ft<sup>2</sup>**

LIVING AREA

**3.1 ac**

LOT SIZE

**2006**

YEAR BUILT

**1**

STORIES

**4**

PARKING

## VALUATION

**\$876K**

\$824K low

\$928K high

Est. Owner Equity

**\$609,843**

Loan-to-Value

**31%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$10,973 (2025) |
| Assessed Value        | \$881,800       |
| Previous Assessed     | \$881,800       |
| Assessor Market Value | \$881,800       |

## PROPERTY FACTS

|               |                     |
|---------------|---------------------|
| Property Type | Rural Residence     |
| County        | Lancaster           |
| Lot (acres)   | 3.10                |
| Construction  | Frame (Unspecified) |
| Roof          | Composition Shingle |
| Heating       | Forced Air          |
| Cooling       | Yes                 |
| Fireplace     | Yes                 |
| Garage        | Mixed               |
| Pool          | Yes                 |

Deck · 224 ft²

Patio · 224 ft²

Sprinklers

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE | \$/FT² | LOAN   |
|--------------|-----------|----------------------|-------|--------|--------|
| Jan 29, 2026 | Financing | Intrafamily Transfer |       |        |        |
| Jan 29, 2026 | Financing | Intrafamily Transfer |       |        |        |
| Sep 4, 2014  | Quitclaim | Quit Claim Transfer  |       |        |        |
| Jun 29, 2006 | Financing | Trustees Deed        |       |        | \$300K |

## ASSIGNED SCHOOLS

| SCHOOL                   | LEVEL      | GRADES | DISTANCE |
|--------------------------|------------|--------|----------|
| Norris Middle School     | Middle     | 6–8    | 10.0 mi  |
| Norris Elementary School | Elementary | PK–2   | 10.1 mi  |
| Norris High School       | High       | 9–12   | 10.2 mi  |

District: Norris School District 160

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 68430

|                          |                            |                            |                                 |                         |                        |
|--------------------------|----------------------------|----------------------------|---------------------------------|-------------------------|------------------------|
| <b>47</b><br>CRIME INDEX | <b>91</b><br>AIR POLLUTION | <b>2,366</b><br>POPULATION | <b>\$117K</b><br>MEDIAN IN-COME | <b>52°F</b><br>AVG TEMP | <b>59%</b><br>SUNSHINE |
|--------------------------|----------------------------|----------------------------|---------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|