

Single Family Residence **RESIDENTIAL**

10212 CHAIN OF ROCK ST

EAGLE RIVER, AK 99577

\$494,800 TopHap Estimate · \$231 / ft² · confidence 92 · as of Jul 14, 2026



2
BEDS

1
BATHS

2,140 ft²
LIVING AREA

0.56 ac
LOT SIZE

1972
YEAR BUILT

2
STORIES

6
ROOMS

2
PARKING

VALUATION

\$495K

\$457K low

\$533K high

Est. Owner Equity

\$418,300

Loan-to-Value

15%

TAX & ASSESSMENT

Property Tax	\$3,359 (2025)
Assessed Value	\$441,700
Previous Assessed	\$406,400
Assessor Market Value	\$441,700

PROPERTY FACTS

Property Type	Single Family Residence
County	Anchorage
Lot (acres)	0.56
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

Deck · 27 ft²

Patio · 414 ft²

Porch · 35 ft²

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Eagle River Elementary School	Elementary	PK–6	0.7 mi
Gruening Middle School	Middle	7–8	4.0 mi
Chugiak High School	High	9–12	4.0 mi

District: Anchorage 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 99577

65 CRIME INDEX	64 AIR POLLUTION	29,285 POPULATION	\$125K MEDIAN IN-COME	35°F AVG TEMP	42% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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