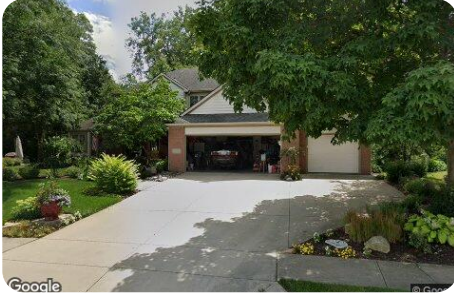


Single Family Residence **RESIDENTIAL**

10018 RIVER RAPIDS RUN

FORT WAYNE, IN 46845

\$503,661 TopHap Estimate · \$225 / ft² · confidence 89 · as of Jul 14, 2026



3
BEDS

4
BATHS

2,238 ft²
LIVING AREA

0.25 ac
LOT SIZE

1999
YEAR BUILT

2
STORIES

11
ROOMS

3
PARKING

VALUATION

\$504K

\$451K low

\$557K high

Last Sale

\$434,000 · Jan 4, 2024

Est. Owner Equity

\$91,361

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$3,592 (2025)
Assessed Value	\$494,800
Previous Assessed	\$494,800
Assessor Market Value	\$494,800

PROPERTY FACTS

Property Type	Single Family Residence
County	Allen
Lot (acres)	0.25
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Porch · 103 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 3, 2024	Resale	Warranty Deed	\$434,000	\$194	\$412K
Apr 8, 2005	Financing	Warranty Deed			\$31K
Apr 8, 2005	Financing	Warranty Deed			\$31K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Shambaugh Elementary School	Elementary	KG–5	1.7 mi
Jefferson Middle School	Middle	6–8	3.7 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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