

Single Family Residence **RESIDENTIAL**

460 NW RIVEN ROCK CIR

LEES SUMMIT, MO 64081

\$1,221,211 TopHap Estimate · \$296 / ft² · confidence 91 · as of Jul 14, 2026



5

BEDS

6

BATHS

4,129 ft²

LIVING AREA

1.21 ac

LOT SIZE

2002

YEAR BUILT

2

STORIES

4

PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.3M high

Est. Owner Equity

\$65,211

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax	\$14,093 (2024)
Assessed Value	\$200,545
Previous Assessed	\$195,174
Assessor Market Value	\$1,055,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Jackson
Lot (acres)	1.21
Foundation	Concrete
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 337 ft²

Patio · 337 ft²

Porch · 108 ft²

CLIMATE RISK

1

FLOOD

25

WILDFIRE

78

HEAT

61

STORM

17

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 5, 2024	Financing	Warranty Deed			\$802K
May 12, 2016	Financing	Warranty Deed			\$406K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cedar Creek Elementary School	Elementary	KG–5	0.6 mi
Pleasant Lea Middle School	Middle	6–8	2.7 mi

Lee's Summit High School	High	9–12	3.6 mi
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District: Lee's Summit R-Vii 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 64081

38 CRIME INDEX	87 AIR POLLUTION	24,832 POPULATION	\$103K MEDIAN IN-COME	55°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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