

Single Family Residence

**RESIDENTIAL**

# 6303 WOOD RIM RUN

FORT WAYNE, IN 46825

**\$218,136** TopHap Estimate · \$154 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,420 ft<sup>2</sup>**

LIVING AREA

**0.23 ac**

LOT SIZE

**1983**

YEAR BUILT

**2**

STORIES

**5**

ROOMS

**2**

PARKING

## VALUATION

**\$218K**

\$210K low

\$226K high

Last Sale

**\$191,000 · Nov 17, 2022**

Est. Owner Equity

**\$47,136**

Loan-to-Value

**80%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,144 (2025) |
| Assessed Value        | \$209,500      |
| Previous Assessed     | \$209,500      |
| Assessor Market Value | \$209,500      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Allen                   |
| Lot (acres)   | 0.23                    |
| Construction  | Wood (Unspecified)      |
| Roof          | Asphalt                 |
| Heating       | Central                 |
| Cooling       | Central                 |
| Garage        | Garage, Attached        |

Shed · 100 ft²

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|-----------------------|-----------|--------|--------|
| Nov 15, 2022 | Resale          | Warranty Deed         | \$191,000 | \$135  | \$171K |
| Oct 9, 2020  | Resale          | Warranty Deed         | \$143,500 | \$101  | \$136K |
| Apr 7, 2017  | Resale          | Warranty Deed         | \$112,000 | \$79   | \$110K |
| Dec 14, 2007 | Financing       | Warranty Deed         |           |        | \$77K  |
| Mar 28, 2007 | Financing       | Special Warranty Deed |           |        |        |
| Nov 30, 2006 | Non-arms-length | Sheriffs Deed         | \$63,187  | \$44   |        |
| Oct 12, 2006 | Financing       | Corporation Deed      |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Shawnee Middle School     | Middle     | 6–8    | 0.7 mi   |
| Holland Elementary School | Elementary | PK–5   | 0.8 mi   |
| Northrop High School      | High       | 9–12   | 0.8 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 46825

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>112</b><br>CRIME INDEX | <b>98</b><br>AIR POLLUTION | <b>29,364</b><br>POPULATION | <b>\$70K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>59%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|