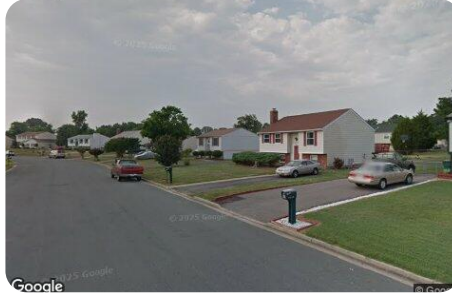


Single Family Residence **RESIDENTIAL**

5202 MEADOWS RUN

RICHMOND, VA 23223

\$157,506 TopHap Estimate · \$170 / ft² · confidence 68 · as of Jul 14, 2026



3

BEDS

2

BATHS

927 ft²

LIVING AREA

0.22 ac

LOT SIZE

1982

YEAR BUILT

3

STORIES

6

ROOMS

VALUATION

\$158K

\$107K low

\$208K high

Est. Owner Equity

\$87,506

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$1,990 (2026)
Assessed Value	\$239,800
Previous Assessed	\$197,100
Assessor Market Value	\$239,800

PROPERTY FACTS

Property Type	Single Family Residence
County	HENRICO
Lot (acres)	0.22
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Yes
Pool	No

Deck · 288 ft²

Porch · 108 ft²

CLIMATE RISK

10
FLOOD

13
WILDFIRE

81
HEAT

72
STORM

30
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fairfield Middle School	Middle	6–8	0.9 mi
Arthur R. Ashe Jr. Elementary School	Elementary	PK–5	1.0 mi
Highland Springs High School	High	9–12	2.2 mi

District: Henrico County Public 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 23223

129 CRIME INDEX	95 AIR POLLUTION	52,337 POPULATION	\$63K MEDIAN IN-COME	58°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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