

Single Family Residence

RESIDENTIAL

2318 W RIVER ROCK CT

PHOENIX, AZ 85086

\$538,640 TopHap Estimate · \$251 / ft² · confidence 96 · as of Jul 14, 2026



3.5

BATHS

2,143 ft²

LIVING AREA

0.15 ac

LOT SIZE

2002

YEAR BUILT

1

STORIES

8

ROOMS

2

PARKING

VALUATION

\$539K

\$518K low

\$559K high

Est. Owner Equity

\$538,640

TAX & ASSESSMENT

Property Tax	\$3,588 (2025)
Assessed Value	\$29,086
Assessor Market Value	\$448,100

PROPERTY FACTS

Property Type	Single Family Residence
County	MARICOPA
Lot (acres)	0.15
Construction	Frame (Unspecified)
Roof	Concrete
Heating	Forced Air With Air Conditioning
Cooling	Refrigerator
Pool	No
View	Greenbelt

Patio · 150 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 3, 2020	Quitclaim	Quit Claim Transfer			
Nov 3, 2020	Financing	Intrafamily Transfer			\$202K
Dec 28, 2016	Quitclaim	Quit Claim Transfer			
May 29, 2008	Recorded document	Grant Deed			
May 29, 2008	Resale	Grant Deed	\$279,900	\$131	\$224K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Gavilan Peak School	Elementary	KG–8	0.4 mi
Boulder Creek High School	High	9–12	1.8 mi

District: Deer Valley Unified 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 85086

27 CRIME INDEX	99 AIR POLLUTION	43,899 POPULATION	\$115K MEDIAN IN-COME	69°F AVG TEMP	86% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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