

Single Family Residence **RESIDENTIAL**

13186 ROSSER DR

EAGLE RIVER, AK 99577

\$663,463 TopHap Estimate · \$292 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,274 ft²

LIVING AREA

0.2 ac

LOT SIZE

2013

YEAR BUILT

2

STORIES

8

ROOMS

3

PARKING

VALUATION

\$663K

\$640K low

\$686K high

Est. Owner Equity

\$0

Loan-to-Value

97%

TAX & ASSESSMENT

Property Tax	\$5,258 (2025)
Assessed Value	\$587,100
Previous Assessed	\$558,900
Assessor Market Value	\$587,100

PROPERTY FACTS

Property Type	Single Family Residence
County	Anchorage
Lot (acres)	0.20
Heating	Forced Air
Fireplace	Yes
Pool	Spa/Hot Tub (Only)

Deck · 104 ft²

Patio · 104 ft²

Porch · 107 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 7, 2017	Financing	Warranty Deed			\$378K
Aug 30, 2013	Financing	Warranty Deed			\$451K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Chugiak High School	High	9–12	2.6 mi
Birchwood ABC Elementary School	Elementary	PK–6	2.9 mi
Mirror Lake Middle School	Middle	7–8	8.0 mi

District: Anchorage 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 99577

65 CRIME INDEX	64 AIR POLLUTION	29,285 POPULATION	\$125K MEDIAN IN-COME	35°F AVG TEMP	42% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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