

Single Family Residence **RESIDENTIAL**

13193 ROSSER DR

EAGLE RIVER, AK 99577

\$672,252 TopHap Estimate · \$278 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,421 ft²

LIVING AREA

0.2 ac

LOT SIZE

2014

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$672K

\$629K low

\$716K high

Est. Owner Equity

\$251,252

Loan-to-Value

61%

TAX & ASSESSMENT

Property Tax	\$7,896 (2025)
Assessed Value	\$618,800
Previous Assessed	\$587,400
Assessor Market Value	\$618,800

PROPERTY FACTS

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

Deck · 128 ft²

Patio · 128 ft²

Porch · 75 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 19, 2014	Financing	Warranty Deed			\$421K

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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