

Single Family Residence **RESIDENTIAL**

13215 ROSSER DR

EAGLE RIVER, AK 99577

\$700,624 TopHap Estimate · \$315 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,224 ft²

LIVING AREA

0.2 ac

LOT SIZE

2014

YEAR BUILT

1

STORIES

7

ROOMS

4

PARKING

VALUATION

\$701K

\$656K low

\$745K high

Est. Owner Equity

\$347,624

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$8,183 (2025)
Assessed Value	\$638,600
Previous Assessed	\$609,900
Assessor Market Value	\$638,600

PROPERTY FACTS

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 27, 2015	Financing	Warranty Deed			\$427K

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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