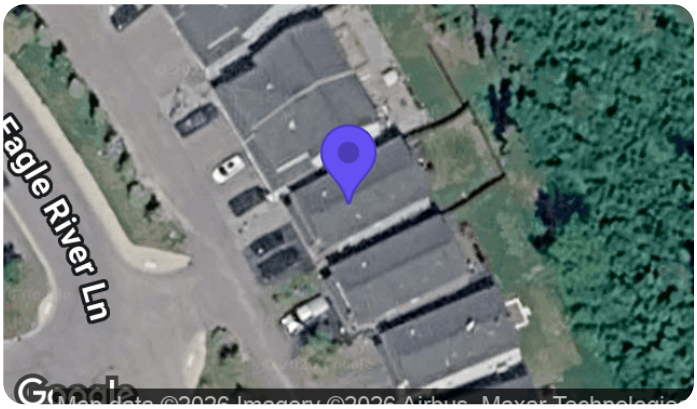
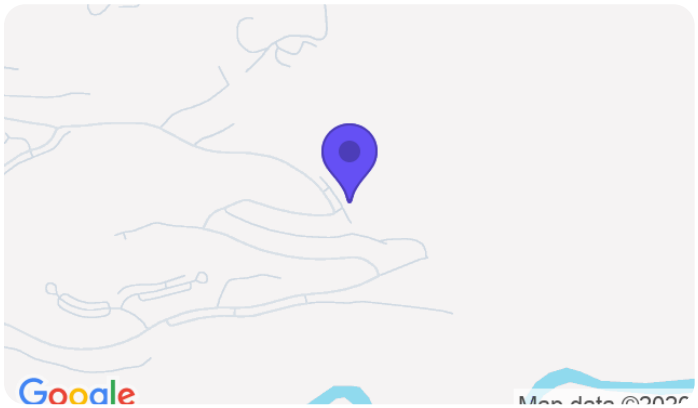
Single Family Residence RESIDENTIAL

9055 EAGLE RIVER LN

EAGLE RIVER, AK 99577

$510,018 TopHap Estimate · $236 / ft² · confidence 94 · as of Jul 14, 2026





4	3	2,158 ft²	0.13 ac
BEDS	BATHS	LIVING AREA	LOT SIZE

2013	2	7	2
YEAR BUILT	STORIES	ROOMS	PARKING

VALUATION

$510K

$482K low — $538K high

Est. Owner Equity	**$38,415**
Loan-to-Value	**89%**

TAX & ASSESSMENT

Property Tax	**$4,506 (2025)**
Assessed Value	**$512,000**
Previous Assessed	**$476,700**
Assessor Market Value	**$512,000**

PROPERTY FACTS

Property Type	**Single Family Residence**
Style	**Townhouse**
County	**Anchorage**
Lot (acres)	**0.13**
Heating	**Forced Air**
Fireplace	**Yes**
Pool	**No**

Deck · 24 ft² **Patio · 123 ft²** **Porch · 63 ft²**

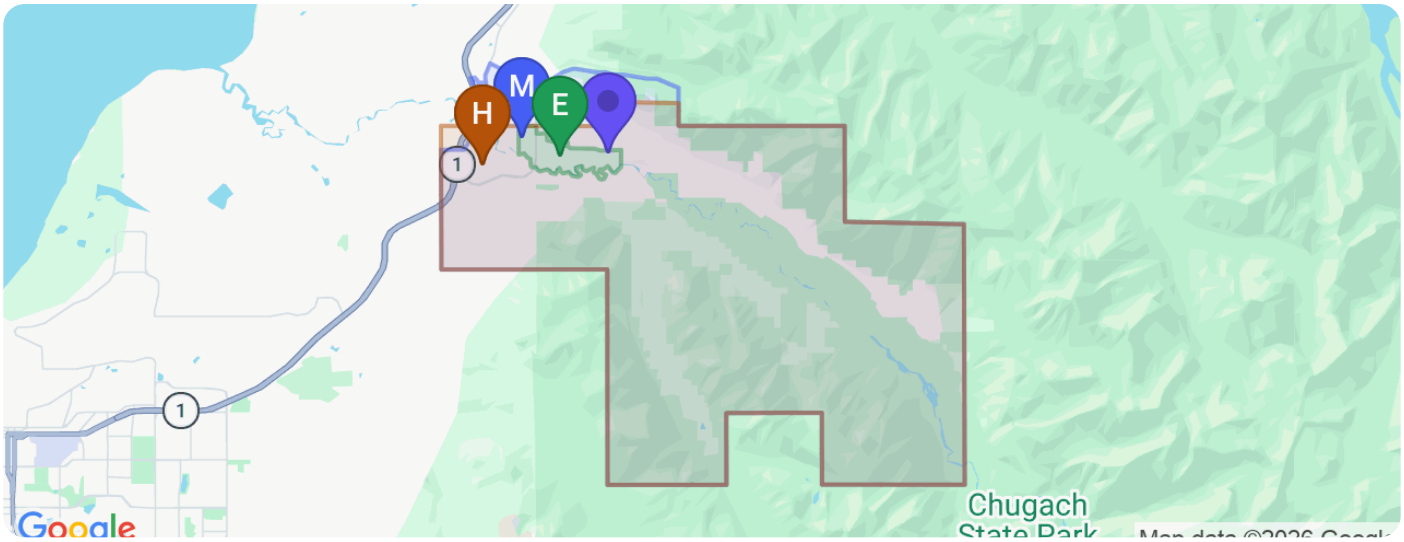
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	$/FT²	LOAN
May 13, 2022	Financing	Warranty Deed			$472K
Jun 29, 2019	Financing	Warranty Deed			$395K
Apr 1, 2014	Financing	Warranty Deed			$397K
Apr 1, 2014	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Alpenglow Elementary School	Elementary	PK–6	1.0 mi
Eagle River High School	High	9–12	2.6 mi
Gruening Middle School	Middle	7–8	4.8 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	64	29,285	$125K	35°F	42%
CRIME INDEX	AIR POLLUTION	POPULATION	MEDIAN IN-COME	AVG TEMP	SUNSHINE

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	**Owner occupied**