

Single Family Residence **RESIDENTIAL**

9031 EAGLE RIVER LN

EAGLE RIVER, AK 99577

\$535,321 TopHap Estimate · \$248 / ft² · confidence 98 · as of Jun 23, 2026



4

BEDS

3

BATHS

2,158 ft²

LIVING AREA

0.14 ac

LOT SIZE

2013

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$535K

\$525K low

\$546K high

Est. Owner Equity

\$160,851

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$8,230 (2025)
Assessed Value	\$524,200
Previous Assessed	\$497,600
Assessor Market Value	\$524,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Townhouse
County	Anchorage
Lot (acres)	0.14
Heating	Forced Air
Fireplace	Yes
Pool	No

Deck · 99 ft²

Patio · 243 ft²

Porch · 63 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 20, 2013	Financing	Warranty Deed			\$395K
Dec 20, 2013	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	4.9 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	Absentee owner
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