

Single Family Residence **RESIDENTIAL**

# 10060 ROUTT ST

WESTMINSTER, CO 80021

**\$464,227** TopHap Estimate · \$484 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**2**

BEDS

**1**

BATHS

**960 ft<sup>2</sup>**

LIVING AREA

**0.12 ac**

LOT SIZE

**1987**

YEAR BUILT

**1**

STORIES

## VALUATION

**\$464K**

\$440K low

\$488K high

Last Sale

**\$152,000 · May 19, 1999**

Est. Owner Equity

**\$284,227**

Loan-to-Value

**37%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,489 (2025) |
| Assessed Value        | \$30,476       |
| Previous Assessed     | \$29,314       |
| Assessor Market Value | \$487,619      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | Jefferson               |
| Lot (acres)   | 0.12                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Forced Air              |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|----------------------|-----------|--------------------|--------|
| Mar 16, 2022 | Financing | Intrafamily Transfer |           |                    | \$175K |
| Mar 16, 2022 | Financing | Intrafamily Transfer |           |                    |        |
| Aug 2, 2017  | Quitclaim | Quit Claim Transfer  |           |                    |        |
| May 19, 1999 | Resale    | Grant Deed           | \$152,000 | \$158              | \$144K |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Wayne Carle Middle School | Middle     | 6–8    | 0.8 mi   |
| Lukas Elementary School   | Elementary | KG–5   | 1.4 mi   |
| Standley Lake High School | High       | 9–12   | 1.4 mi   |

District: Jefferson County School District R-1

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 80021

|                                       |                                        |                                         |                                             |                                     |                                    |
|---------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|
| <div>102</div> <div>CRIME INDEX</div> | <div>96</div> <div>AIR POLLUTION</div> | <div>35,346</div> <div>POPULATION</div> | <div>\$104K</div> <div>MEDIAN IN-COME</div> | <div>50°F</div> <div>AVG TEMP</div> | <div>69%</div> <div>SUNSHINE</div> |
|---------------------------------------|----------------------------------------|-----------------------------------------|---------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|