

Condominium

RESIDENTIAL

20117 RIVERSIDE DR # 2B

EAGLE RIVER, AK 99577

\$418,494 TopHap Estimate · \$259 / ft² · confidence 97 · as of Jun 23, 2026



2

BEDS

3

BATHS

1,615 ft²

LIVING AREA

2006

YEAR BUILT

2

STORIES

5

ROOMS

2

PARKING

VALUATION

\$418K

\$406K low

\$431K high

Est. Owner Equity

\$196,994

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$5,660 (2025)
Assessed Value	\$360,500
Previous Assessed	\$331,900
Assessor Market Value	\$360,500

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	Anchorage
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck · 78 ft²

Patio · 78 ft²

Porch · 18 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 21, 2012	Financing	Warranty Deed			\$222K
Jul 9, 2008	Financing	Warranty Deed			\$296K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Alpenglow Elementary School	Elementary	PK–6	0.6 mi
Eagle River High School	High	9–12	2.1 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	Owner occupied
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