

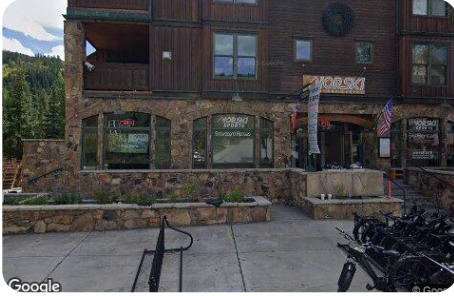
Condominium

RESIDENTIAL

70 RIVER RUN RD

KEYSTONE, CO 80435

\$1,775,932 TopHap Estimate · \$849 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,092 ft²

LIVING AREA

0.28 ac

LOT SIZE

1999

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$1.8M

\$1.6M low

\$1.9M high

Last Sale

\$855,000 · Jan 5, 2026

Est. Owner Equity

\$1,303,032

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$6,333 (2024)
Assessed Value	\$114,158
Previous Assessed	\$126,128
Assessor Market Value	\$1,678,800

PROPERTY FACTS

Property Type	Condominium
County	SUMMIT
Lot (acres)	0.28
Roof	Asphalt
Heating	Radiant
Garage	Garage, Attached
Pool	No

CLIMATE RISK

35 FLOOD	27 WILDFIRE	49 HEAT	39 STORM	66 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 24, 2026	Quitclaim	Quit Claim Transfer			
Feb 13, 2015	Resale	Warranty Deed	\$655,000	\$313	\$524K
Apr 8, 2008	Resale	Warranty Deed	\$1,300,000	\$621	
Mar 6, 2007	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Summit Cove Elementary School	Elementary	PK–5	3.4 mi
Summit High School	High	9–12	6.6 mi
Summit Middle School	Middle	6–8	7.8 mi

District: Summit School District Re-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.

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 NEIGHBORHOOD · ZIP 80435

82 CRIME INDEX	92 AIR POLLUTION	7,297 POPULATION	\$107K MEDIAN IN-COME	30°F AVG TEMP	69% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Absentee owner
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