

Single Family Residence **RESIDENTIAL**

101 RIVER RUN DR

LANCASTER, KY 40444

\$533,872 TopHap Estimate · confidence 95 · as of Jul 14, 2026



1 ac
LOT SIZE

2013
YEAR BUILT

2
STORIES

VALUATION

\$534K

\$506K low

\$562K high

Last Sale

\$409,000 · Oct 4, 2022

Est. Owner Equity

\$533,872

TAX & ASSESSMENT

Property Tax	\$4,210 (2025)
Assessed Value	\$409,000
Previous Assessed	\$409,000
Assessor Market Value	\$409,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Garrard
Lot (acres)	1.00
Construction	Wood (Unspecified)
Foundation	Block (Unspecified)
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Central
Garage	Garage, Attached

CLIMATE RISK

1 FLOOD	29 WILDFIRE	86 HEAT	91 STORM	22 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 30, 2022	Resale	Deed	\$409,000		
Feb 24, 2021	Resale	Deed	\$20,500		
Sep 27, 2018	Resale	Deed	\$214,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Camp Dick Robinson Elementary School	Elementary	PK–5	4.5 mi
Garrard Middle School	Middle	6–8	9.4 mi
Garrard County High School	High	9–12	10.9 mi

District: Garrard County 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 40444

115 CRIME INDEX	153 AIR POLLUTION	15,098 POPULATION	\$59K MEDIAN IN-COME	56°F AVG TEMP	55% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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