

Single Family Residential

RESIDENTIAL

215 RIVER RUN DR

LANCASTER, KY 40444

\$703,188 TopHap Estimate · confidence 88 · as of Jul 14, 2026

2.21 ac
LOT SIZE

1
STORIES

VALUATION

\$703K

\$621K low

\$786K high

Last Sale

\$332,000 · Jun 5, 2018

Est. Owner Equity

\$703,188

TAX & ASSESSMENT

Property Tax	\$3,066 (2025)
Assessed Value	\$347,000
Previous Assessed	\$347,000
Assessor Market Value	\$347,000

PROPERTY FACTS

Property Type	Single Family Residential
County	GARRARD
Lot (acres)	2.21
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK

1 FLOOD	28 WILDFIRE	86 HEAT	90 STORM	22 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 8, 2025	Resale	Deed	\$145,000		
Jun 4, 2018	Resale	Deed	\$332,000		
Sep 19, 2005	Resale	Deed	\$295,000		
Mar 15, 2005	Resale	Deed	\$34,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Camp Dick Robinson Elementary School	Elementary	PK–5	4.8 mi
Garrard Middle School	Middle	6–8	9.5 mi
Garrard County High School	High	9–12	11.0 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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