

Single Family Residence **RESIDENTIAL**

281 RIVER RUN DR

LANCASTER, KY 40444

\$466,020 TopHap Estimate · confidence 91 · as of Jul 14, 2026

2004
YEAR BUILT

2
STORIES

VALUATION

\$466K

\$422K low

\$510K high

Est. Owner Equity **\$321,520**

Loan-to-Value **34%**

TAX & ASSESSMENT

Property Tax	\$2,162 (2025)
Assessed Value	\$210,000
Previous Assessed	\$210,000
Assessor Market Value	\$210,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Garrard
Foundation	Concrete
Roof	Composition Shingle
Heating	Heat Pump
Cooling	Central
Garage	Garage, Attached

CLIMATE RISK

1 FLOOD	29 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
Apr 2, 2010	Financing	Deed			
Feb 28, 2006	Resale	Deed	\$190,000		\$152K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Camp Dick Robinson Elementary School	Elementary	PK–5	4.6 mi
Garrard Middle School	Middle	6–8	9.3 mi
Garrard County High School	High	9–12	10.8 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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