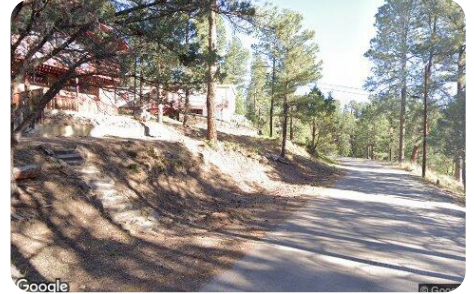
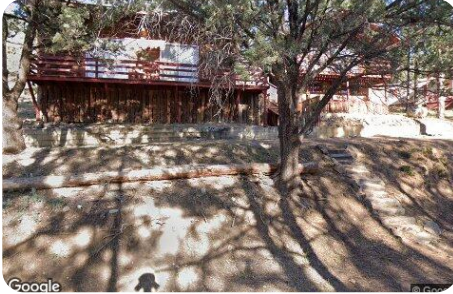


Single Family Residential **RESIDENTIAL**

109 BLUE SPRUCE

RUIDOSO, NM 88345

\$177,386 TopHap Estimate · confidence 72 · as of Jul 14, 2026



0.29 ac
LOT SIZE

1965
YEAR BUILT

VALUATION

\$177K

\$127K low

\$228K high

Est. Owner Equity

\$43,136

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$1,796 (2025)
Assessed Value	\$59,494
Previous Assessed	\$59,494
Assessor Market Value	\$178,482

PROPERTY FACTS

Property Type	Single Family Residential
County	Lincoln
Lot (acres)	0.28

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 15, 2022	Financing	Warranty Deed			\$134K
Feb 14, 2005	Financing	Warranty Deed			\$10K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Vista Primary School	Elementary	PK–2	1.9 mi
Ruidoso High School	High	9–12	2.2 mi
Ruidoso Middle School	Middle	6–8	2.3 mi

District: Ruidoso Municipal Schools

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 88345

104 CRIME INDEX	96 AIR POLLUTION	8,198 POPULATION	\$49K MEDIAN IN-COME	50°F AVG TEMP	74% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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