

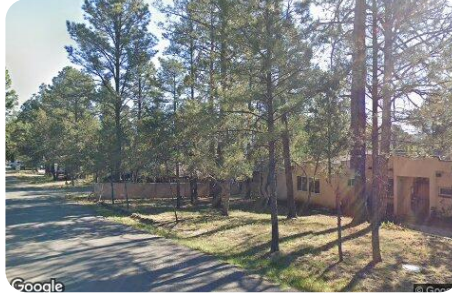
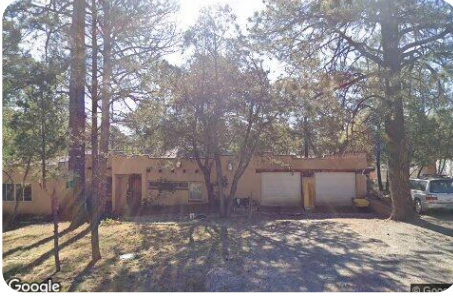
Single Family Residential

RESIDENTIAL

106 BIRCH DR

RUIDOSO, NM 88345

\$332,300 TopHap Estimate · \$154 / ft² · confidence 92 · as of Jul 14, 2026



2,161 ft²
LIVING AREA

0.47 ac
LOT SIZE

1978
YEAR BUILT

1
STORIES

VALUATION

\$332K

\$304K low

\$360K high

Last Sale

\$318,800 · May 24, 2023

Est. Owner Equity

\$204,300

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$2,253 (2025)
Assessed Value	\$74,602
Previous Assessed	\$72,429
Assessor Market Value	\$223,806

PROPERTY FACTS

Property Type	Single Family Residential
County	LINCOLN
Lot (acres)	0.47
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 13, 2008	Financing	Special Warranty Deed			\$124K
Jun 15, 2006	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Vista Primary School	Elementary	PK–2	1.4 mi
Ruidoso High School	High	9–12	1.8 mi
Ruidoso Middle School	Middle	6–8	1.9 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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