

Single Family Residential **RESIDENTIAL**

5 VIENNA TER

RUIDOSO, NM 88345

\$559,689 TopHap Estimate · confidence 70 · as of Jul 14, 2026



2,623 ft²
LOT SIZE

1979
YEAR BUILT

VALUATION

\$560K

\$393K low

\$726K high

Est. Owner Equity

\$359,559

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax	\$2,634 (2025)
Assessed Value	\$87,225
Previous Assessed	\$84,684
Assessor Market Value	\$261,675

PROPERTY FACTS

Property Type	Single Family Residential
County	Lincoln
Lot (acres)	0.06

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 23, 2011	Financing	Intrafamily Transfer			\$217K
Oct 12, 2005	Financing	Warranty Deed			\$254K
Aug 1, 2005	Financing	Warranty Deed			\$223K
Jun 2, 2005	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Vista Primary School	Elementary	PK–2	1.1 mi
Ruidoso High School	High	9–12	1.5 mi
Ruidoso Middle School	Middle	6–8	1.6 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	Owner occupied
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