

Single Family Residential **RESIDENTIAL**

117 RIVER LN

RUIDOSO DOWNS, NM 88346

\$127,980 TopHap Estimate · confidence 63 · as of Jul 14, 2026



0.28 ac
LOT SIZE

1974
YEAR BUILT

VALUATION

\$128K

\$80K low

\$176K high

Est. Owner Equity

\$127,980

TAX & ASSESSMENT

Property Tax

\$1,264 (2025)

Assessed Value

\$40,187

Previous Assessed	\$40,187
Assessor Market Value	\$120,561

PROPERTY FACTS

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 21, 2022	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ruidoso High School	High	9–12	3.8 mi
Ruidoso Middle School	Middle	6–8	3.8 mi
Sierra Vista Primary School	Elementary	PK–2	4.5 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 88346

161 CRIME INDEX	93 AIR POLLUTION	3,083 POPULATION	\$35K MEDIAN IN-COME	53°F AVG TEMP	74% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy

Owner occupied