

Single Family Residential

RESIDENTIAL

106 RIVER LN

RUIDOSO DOWNS, NM 88346

\$131,245 TopHap Estimate · confidence 63 · as of Jul 14, 2026



0.25 ac
LOT SIZE

1983
YEAR BUILT

VALUATION

\$131K

\$82K low

\$180K high

Est. Owner Equity

\$131,245

TAX & ASSESSMENT

Property Tax

\$935 (2025)

Assessed Value

\$31,726

Previous Assessed	\$30,802
Assessor Market Value	\$95,178

PROPERTY FACTS

Property Type	Single Family Residential
County	Lincoln
Lot (acres)	0.25

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 24, 2026	Financing	Contract Sale			

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