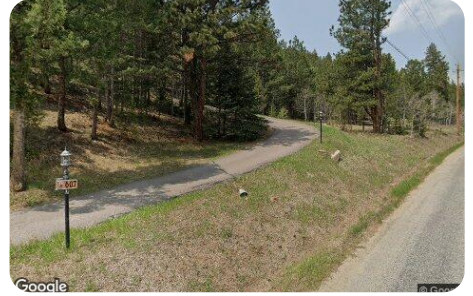


Single Family Residence **RESIDENTIAL**

607 ROLAND DR

BAILEY, CO 80421

\$690,735 TopHap Estimate · \$496 / ft² · confidence 94 · as of Jul 14, 2026



3
BEDS

3
BATHS

1,392 ft²
LIVING AREA

1.08 ac
LOT SIZE

1993
YEAR BUILT

1
STORIES

7
ROOMS

2
PARKING

VALUATION

\$691K

\$646K low

\$735K high

Last Sale

\$329,000 · Oct 30, 2007

Est. Owner Equity

\$430,735

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax	\$1,949 (2024)
Assessed Value	\$32,950
Previous Assessed	\$32,950
Assessor Market Value	\$646,841

PROPERTY FACTS

Property Type	Single Family Residence
Style	Raised Ranch
County	Park
Lot (acres)	1.08
Construction	Frame (Unspecified)
Foundation	Concrete
Roof	Composition Shingle
Heating	None
Garage	Garage, Attached
Pool	No
View	Good

Deck · 1,195 ft²

Porch · 1,475 ft²

CLIMATE RISK

78
FLOOD

60
WILDFIRE

58
HEAT

38
STORM

75
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 22, 2007	Resale	Warranty Deed	\$329,000	\$236	\$150K
Dec 3, 1998	Resale	Grant Deed	\$189,500	\$136	\$161K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Deer Creek Elementary School	Elementary	PK–5	2.5 mi
Platte Canyon High School	High	9–12	6.0 mi

Fitzsimmons Middle School	Middle	6–8	6.1 mi
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District: Platte Canyon School District 1

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 80421

66 CRIME INDEX	89 AIR POLLUTION	7,098 POPULATION	\$100K MEDIAN IN-COME	38°F AVG TEMP	69% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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