

Single Family Residence

**RESIDENTIAL**

# 1275 RIVERVIEW RD

RIVERTON, WY 82501

**\$294,059** TopHap Estimate · \$246 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**3**

BEDS

**1.5**

BATHS

**1,197 ft<sup>2</sup>**

LIVING AREA

**0.57 ac**

LOT SIZE

**1974**

YEAR BUILT

**1**

STORIES

**8**

ROOMS

**2**

PARKING

## VALUATION

**\$294K**

\$282K low

\$307K high

Last Sale

**\$264,400 · Nov 2, 2021**

Est. Owner Equity

**\$82,559**

Loan-to-Value

**82%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,460 (2025) |
| Assessed Value        | \$18,579       |
| Previous Assessed     | \$18,013       |
| Assessor Market Value | \$263,427      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| Style         | Ranch                            |
| County        | FREMONT                          |
| Lot (acres)   | 0.57                             |
| Construction  | Frame (Unspecified)              |
| Roof          | Composition Shingle              |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Central                          |
| Fireplace     | Yes                              |
| Garage        | Garage, Attached                 |
| Pool          | No                               |

Deck · 100 ft²

Shed · 96 ft²

## CLIMATE RISK

1

FLOOD

54

WILDFIRE

62

HEAT

4

STORM

50

DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE | \$/FT² | LOAN   |
|--------------|-----------|---------------|-------|--------|--------|
| Sep 30, 2021 | Financing | Warranty Deed |       |        | \$212K |

## ASSIGNED SCHOOLS

| SCHOOL                 | LEVEL  | GRADES | DISTANCE |
|------------------------|--------|--------|----------|
| Riverton Middle School | Middle | 6–8    | 0.7 mi   |
| Riverton High School   | High   | 9–12   | 0.8 mi   |

District: Fremont County School District 25

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 82501

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>120</b><br>CRIME INDEX | <b>110</b><br>AIR POLLUTION | <b>19,372</b><br>POPULATION | <b>\$57K</b><br>MEDIAN IN-COME | <b>44°F</b><br>AVG TEMP | <b>68%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|