

Single Family Residence **RESIDENTIAL**

5116 S RIVER RUN DR

TUCSON, AZ 85746

\$330,887 TopHap Estimate · \$165 / ft² · confidence 93 · as of Jul 14, 2026



2,010 ft²
LIVING AREA

2017
YEAR BUILT

2
STORIES

6
ROOMS

2
PARKING

VALUATION

\$331K

\$308K low

\$354K high

Last Sale

\$237,000 · Oct 25, 2019

Est. Owner Equity

\$91,426

Loan-to-Value

78%

TAX & ASSESSMENT

Property Tax	\$2,539 (2025)
Assessed Value	\$26,647
Previous Assessed	\$27,094
Assessor Market Value	\$266,467

PROPERTY FACTS

Property Type	Single Family Residence
County	Pima
Roof	Tile
Heating	Forced Air
Cooling	Refrigerator
Pool	No

CLIMATE RISK

53
FLOOD

72
WILDFIRE

96
HEAT

5
STORM

35
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 16, 2019	Financing	Intrafamily Transfer			
Oct 8, 2019	Resale	Warranty Deed	\$237,000	\$118	\$236K
Feb 5, 2018	Recorded document	Grant Deed			
Feb 15, 2018	Quitclaim	Quit Claim Transfer			
Feb 15, 2018	Resale	Grant Deed	\$226,137	\$113	\$181K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Raul Grijalva Elementary School	Elementary	PK–5	0.9 mi
Pueblo High School	High	8–12	1.9 mi
Pistor Middle School	Middle	6–8	1.9 mi

District: Tucson Unified District

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 85746

88 CRIME INDEX	108 AIR POLLUTION	45,111 POPULATION	\$62K MEDIAN IN-COME	68°F AVG TEMP	85% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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