

Single Family Residence **RESIDENTIAL**

5081 S RIVER RUN DR

TUCSON, AZ 85746

\$323,715 TopHap Estimate · \$146 / ft² · confidence 95 · as of Jun 23, 2026



2,212 ft²
LIVING AREA

2017
YEAR BUILT

2
STORIES

7
ROOMS

2
PARKING

VALUATION

\$324K

\$308K low

\$340K high

Last Sale

\$265,000 · Dec 28, 2020

Est. Owner Equity

\$31,803

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$2,987 (2025)
Assessed Value	\$27,723
Previous Assessed	\$28,193
Assessor Market Value	\$277,233

PROPERTY FACTS

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

CLIMATE RISK

58 FLOOD	72 WILDFIRE	96 HEAT	5 STORM	35 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 3, 2024	Financing	Intrafamily Transfer			
Dec 24, 2020	Resale	Warranty Deed	\$265,000	\$120	\$265K
May 4, 2017	Resale	Special Warranty Deed	\$196,740	\$89	\$57K
May 4, 2017	Quitclaim	Quit Claim Transfer			
May 3, 2017	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Raul Grijalva Elementary School	Elementary	PK–5	1.0 mi
Pueblo High School	High	8–12	1.8 mi
Pistor Middle School	Middle	6–8	2.0 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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