

Single Family Residence

RESIDENTIAL

1712 RIVER RUN LN

OZARK, MO 65721

\$405,168

TopHap Estimate · \$221 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

1

BATHS

1,833 ft²

LIVING AREA

0.23 ac

LOT SIZE

2017

YEAR BUILT

VALUATION

\$405K

\$377K low

\$433K high

Last Sale

\$210,000 · Nov 20, 2017

Est. Owner Equity

\$237,248

Loan-to-Value

42%

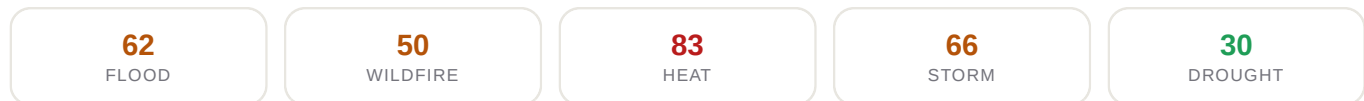
TAX & ASSESSMENT

Assessed Value	\$40,260
Previous Assessed	\$37,790
Assessor Market Value	\$211,900

PROPERTY FACTS

Property Type	Single Family Residence
County	Christian
Lot (acres)	0.23
Heating	Steam
Cooling	Yes
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 13, 2017	Financing	Warranty Deed			\$168K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ozark High School	High	10–12	1.1 mi
Ozark Middle School	Middle	6–7	1.6 mi
East Elementary School	Elementary	KG–5	2.0 mi

District: Ozark R-VI School 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 65721

89 CRIME INDEX	128 AIR POLLUTION	35,664 POPULATION	\$75K MEDIAN IN-COME	56°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.