

Single Family Residence **RESIDENTIAL**

2 RUE RIVIERE DR

EDWARDS, CO 81632

\$3,633,171 TopHap Estimate · \$845 / ft² · confidence 33 · as of Jul 14, 2026



4

BEDS

4

BATHS

4,301 ft²

LIVING AREA

1.86 ac

LOT SIZE

2019

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$3.6M

\$1.2M low

\$6.1M high

Last Sale

\$1,710,000 · Jan 15, 2019

Est. Owner Equity

\$3,633,171

TAX & ASSESSMENT

Property Tax	\$18,306 (2025)
Assessed Value	\$312,760
Previous Assessed	\$297,820
Assessor Market Value	\$5,004,170

PROPERTY FACTS

Property Type	Single Family Residence
County	Eagle
Lot (acres)	1.86
Construction	Wood (Unspecified)
Heating	Radiant
Fireplace	Yes

Sprinklers

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Berry Creek Middle School	Middle	6–8	0.4 mi
Battle Mountain High School	High	9–12	0.4 mi
Edwards Elementary School	Elementary	KG–5	1.3 mi

District: Eagle County School District Re 50

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 81632

87 CRIME INDEX	92 AIR POLLUTION	8,417 POPULATION	\$118K MEDIAN IN- COME	36°F AVG TEMP	71% SUNSHINE
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Index values: 100 = US average; lower is better.