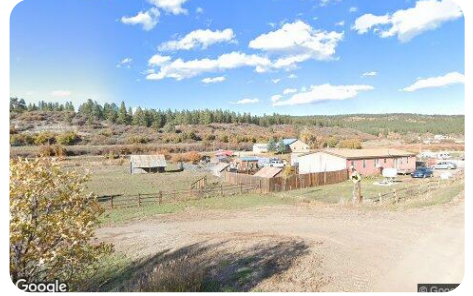


Single Family Residence **RESIDENTIAL**

230 RIVER RUN DR

PAGOSA SPRINGS, CO 81147

\$611,340 TopHap Estimate · \$519 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,177 ft²

LIVING AREA

1.43 ac

LOT SIZE

1972

YEAR BUILT

1

STORIES

6

ROOMS

12

PARKING

VALUATION

\$611K

\$562K low

\$661K high

Last Sale

\$595,000 · Jul 1, 2024

Est. Owner Equity

\$233,340

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$2,710 (2025)
Assessed Value	\$35,250
Previous Assessed	\$33,490
Assessor Market Value	\$564,070

PROPERTY FACTS

Property Type	Single Family Residence
County	ARCHULETA
Lot (acres)	1.43
Roof	Metal
Heating	Forced Air With Air Conditioning
Cooling	None
Fireplace	Yes
Garage	Garage, Detached
Pool	No

Patio · 820 ft²

Porch · 94 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 22, 2026	Financing	Mortgage			\$378K
Jun 26, 2024	Resale	Special Warranty Deed	\$595,000	\$506	\$446K
Feb 15, 2019	Resale	Warranty Deed	\$325,000	\$276	\$163K
Oct 27, 2014	Resale	Warranty Deed	\$193,500	\$164	
Oct 16, 2009	Resale	Warranty Deed	\$125,000	\$106	
Mar 7, 2009	Financing	Special Warranty Deed			\$36K
Feb 20, 2008	Financing	Trustees Deed			
Sep 18, 2006	Resale	Warranty Deed	\$215,000	\$183	\$215K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pagosa Springs Elementary School	Elementary	KG–4	7.6 mi
Pagosa Springs High School	High	9–12	7.7 mi
Pagosa Springs Middle School	Middle	5–8	8.3 mi

District: Archuleta County School District 50-Jt

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 81147



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

OWNERSHIP

