

Single Family Residence **RESIDENTIAL**

1717 SW RIVER RUN DR

LEES SUMMIT, MO 64082

\$784,000 TopHap Estimate · \$265 / ft² · confidence 97 · as of Jul 14, 2026



5

BEDS

4

BATHS

2,954 ft²

LIVING AREA

2021

YEAR BUILT

2

STORIES

3

PARKING

VALUATION

\$784K

\$761K low

\$807K high

Est. Owner Equity

\$574,000

Loan-to-Value

25%

TAX & ASSESSMENT

Property Tax	\$9,890 (2025)
Assessed Value	\$136,027
Previous Assessed	\$118,285
Assessor Market Value	\$715,930

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	JACKSON
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 204 ft²

CLIMATE RISK

13
FLOOD

32
WILDFIRE

79
HEAT

69
STORM

17
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 28, 2022	Financing	Warranty Deed			\$210K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hawthorn Hill Elementary School	Elementary	KG–5	0.3 mi
Lee's Summit West High School	High	9–12	0.7 mi
Summit Lakes Middle School	Middle	6–8	1.8 mi

District: Lee's Summit R-Vii 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 64082

20 CRIME INDEX	89 AIR POLLUTION	16,146 POPULATION	\$127K MEDIAN IN-COME	55°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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