

Single Family Residence **RESIDENTIAL**

1820 SW RIVER RUN DR

LEES SUMMIT, MO 64082

\$753,490 TopHap Estimate · \$374 / ft² · confidence 97 · as of Jul 14, 2026



4
BEDS

4
BATHS

2,017 ft²
LIVING AREA

0.24 ac
LOT SIZE

2022
YEAR BUILT

1
STORIES

3
PARKING

VALUATION

\$753K

\$730K low

\$777K high

Est. Owner Equity

\$157,570

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax	\$9,141 (2024)
Assessed Value	\$133,175
Previous Assessed	\$126,595
Assessor Market Value	\$700,920

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Jackson
Lot (acres)	0.24
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Deck · 197 ft²

Porch · 55 ft²

CLIMATE RISK

67

FLOOD

34

WILDFIRE

79

HEAT

69

STORM

17

DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 31, 2022	Financing	Warranty Deed			\$596K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Hawthorn Hill Elementary School	Elementary	KG–5	0.2 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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