

Condominium

**RESIDENTIAL**

# 13528 S COMMODUS DR

RIVERTON, UT 84096

**\$376,374** TopHap Estimate · \$298 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,265 ft<sup>2</sup>**

LIVING AREA

**436 ft<sup>2</sup>**

LOT SIZE

**2023**

YEAR BUILT

**1**

STORIES

**8**

ROOMS

## VALUATION

**\$376K**

\$354K low

\$399K high

Last Sale

**\$376,848 · Mar 21, 2024**

Est. Owner Equity

**\$0**

Loan-to-Value

**104%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$1,132 (2023) |
| Assessed Value        | \$360,000      |
| Previous Assessed     | \$348,300      |
| Assessor Market Value | \$360,000      |

## PROPERTY FACTS

|               |                 |
|---------------|-----------------|
| Property Type | Condominium     |
| Style         | Condo/Apartment |
| County        | SALT LAKE       |
| Lot (acres)   | 0.01            |
| Heating       | Central         |
| Cooling       | Central         |
| Pool          | No              |
| View          | Interior        |

## CLIMATE RISK

|                    |                       |                   |                    |                      |
|--------------------|-----------------------|-------------------|--------------------|----------------------|
| <b>52</b><br>FLOOD | <b>52</b><br>WILDFIRE | <b>75</b><br>HEAT | <b>41</b><br>STORM | <b>60</b><br>DROUGHT |
|--------------------|-----------------------|-------------------|--------------------|----------------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|---------------|-------|--------------------|--------|
| Feb 27, 2024 | Financing | Warranty Deed |       |                    | \$373K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| South Hills Middle School    | Middle     | 7–9    | 0.7 mi   |
| Mountain Ridge High School   | High       | 10–12  | 0.8 mi   |
| Ridge View Elementary School | Elementary | KG–6   | 0.8 mi   |

District: Jordan 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 84096

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>41</b><br>CRIME INDEX | <b>107</b><br>AIR POLLUTION | <b>71,082</b><br>POPULATION | <b>\$111K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>66%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|