

Single Family Residence

RESIDENTIAL

# 5114 PINE RIVER TRL

CASTLE ROCK, CO 80108

**\$1,531,355** TopHap Estimate · \$294 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026

**2**

BEDS

**3**

BATHS

**5,210 ft<sup>2</sup>**

LIVING AREA

**0.21 ac**

LOT SIZE

**2006**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

## VALUATION

**\$1.5M**

\$1.4M low

\$1.7M high

Last Sale

**\$1,585,000 · Aug 30, 2022**

Est. Owner Equity

**\$1,531,355**

## TAX & ASSESSMENT

Property Tax

**\$11,601 (2024)**

Assessed Value

**\$107,940**

Previous Assessed

**\$103,710**

Assessor Market Value

**\$1,587,341**

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | DOUGLAS                 |
| Lot (acres)   | 0.21                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Concrete                |
| Heating       | Central                 |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

Porch · 602 ft²

## CLIMATE RISK

|                    |                       |                   |                    |                      |
|--------------------|-----------------------|-------------------|--------------------|----------------------|
| <b>28</b><br>FLOOD | <b>51</b><br>WILDFIRE | <b>66</b><br>HEAT | <b>29</b><br>STORM | <b>75</b><br>DROUGHT |
|--------------------|-----------------------|-------------------|--------------------|----------------------|

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

## TRANSACTION HISTORY

| DATE                | TYPE              | DEED                  | PRICE        | \$/FT² | LOAN   |
|---------------------|-------------------|-----------------------|--------------|--------|--------|
| <b>Aug 26, 2022</b> | Resale            | Warranty Deed         | \$1,585,000  | \$304  |        |
| <b>Oct 23, 2006</b> | Resale            | Special Warranty Deed | \$1,072,175  | \$206  | \$475K |
| <b>Dec 16, 2005</b> | Financing         | Trustees Deed         |              |        | \$800K |
| <b>May 5, 2005</b>  | Resale            | Grant Deed            | \$765,000    | \$147  | \$755K |
| <b>May 3, 2005</b>  | Recorded document | Grant Deed            |              |        |        |
| <b>May 3, 2005</b>  | Resale            | Grant Deed            | \$765,000    | \$147  | \$755K |
| <b>Apr 8, 2004</b>  | Quitclaim         | Quit Claim Transfer   |              |        |        |
| <b>Apr 8, 2004</b>  | Resale            | Grant Deed            | \$16,500,000 | \$3167 |        |
| <b>Apr 8, 2004</b>  | Financing         | Mortgage              |              |        | \$16M  |

## ASSIGNED SCHOOLS

| SCHOOL                                 | LEVEL      | GRADES | DISTANCE |
|----------------------------------------|------------|--------|----------|
| <b>Buffalo Ridge Elementary School</b> | Elementary | KG–5   | 2.9 mi   |
| <b>Rocky Heights Middle School</b>     | Middle     | 6–8    | 6.5 mi   |
| <b>Rock Canyon High School</b>         | High       | 9–12   | 6.8 mi   |

District: Douglas County School District Re-1

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 80108



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

|
 OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|