

Single Family Residence **RESIDENTIAL**

11626 RIVER RUN PKWY

COMMERCE CITY, CO 80640

\$475,279 TopHap Estimate · \$292 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,630 ft²

LIVING AREA

0.19 ac

LOT SIZE

2000

YEAR BUILT

1

STORIES

5

ROOMS

2

PARKING

VALUATION

\$475K

\$459K low

\$491K high

Last Sale

\$150,000 · May 26, 2016

Est. Owner Equity

\$217,857

Loan-to-Value

54%

TAX & ASSESSMENT

Property Tax	\$3,684 (2024)
Assessed Value	\$33,800
Previous Assessed	\$31,060
Assessor Market Value	\$497,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	ADAMS
Lot (acres)	0.19
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air With Air Conditioning
Cooling	Central
Garage	Garage, Attached
Pool	No

Porch · 180 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 17, 2016	Non-arms-length	Warranty Deed	\$150,000	\$92	\$100K
Mar 7, 2006	Resale	Warranty Deed	\$207,000	\$127	\$166K
Jan 6, 2005	Quitclaim	Quit Claim Transfer			
Sep 7, 2000	Resale	Grant Deed	\$179,200	\$110	\$63K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Thimmig Elementary School	Elementary	PK–5	0.3 mi
Prairie View High School	High	9–12	0.9 mi
Prairie View Middle School	Middle	6–8	1.1 mi

District: Brighton School District 27j

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 80640

61 CRIME INDEX	95 AIR POLLUTION	14,556 POPULATION	\$94K MEDIAN IN-COME	51°F AVG TEMP	69% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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