

Single Family Residence **RESIDENTIAL**

11605 RIVER RUN CIR

COMMERCE CITY, CO 80640

\$456,778 TopHap Estimate · \$308 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,482 ft²

LIVING AREA

0.16 ac

LOT SIZE

2001

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$457K

\$441K low

\$473K high

Last Sale

\$186,500 · Aug 24, 2006

Est. Owner Equity

\$277,978

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax	\$1,824 (2025)
Assessed Value	\$30,000
Previous Assessed	\$33,570
Assessor Market Value	\$480,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Adams
Lot (acres)	0.16
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Garage	Garage, Attached

Porch · 232 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 21, 2015	Quitclaim	Quit Claim Transfer			\$179K
Jul 27, 2006	Resale	Grant Deed	\$186,500	\$126	\$149K
Mar 8, 2006	Recorded document	Grant Deed			
Mar 3, 2006	Recorded document	Trustees Deed			
Dec 14, 2005	Non-arms-length	Trustees Deed	\$192,945	\$130	
Apr 18, 2001	Resale	Grant Deed	\$187,140	\$126	\$184K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Thimmig Elementary School	Elementary	PK–5	0.3 mi
Prairie View High School	High	9–12	0.8 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
--------------------------------------	--	---	--	-------------------------------------	------------------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------