

Single Family Residence **RESIDENTIAL**

5756 ROUND ROCK CT

FORT COLLINS, CO 80528

\$1,243,833 TopHap Estimate · \$391 / ft² · confidence 94 · as of Jul 14, 2026



6

BEDS

5

BATHS

3,182 ft²

LIVING AREA

0.25 ac

LOT SIZE

2004

YEAR BUILT

2

STORIES

12

ROOMS

3

PARKING

VALUATION

\$1.2M

\$1.2M low

\$1.3M high

Last Sale

\$1,150,000 · Mar 22, 2022

Est. Owner Equity

\$403,833

Loan-to-Value

66%

TAX & ASSESSMENT

Property Tax	\$7,621 (2024)
Assessed Value	\$81,673
Previous Assessed	\$81,673
Assessor Market Value	\$1,219,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Larimer
Lot (acres)	0.25
Construction	Frame (Unspecified)
Foundation	Concrete
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 190 ft²

Porch · 711 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 22, 2022	Resale	Warranty Deed	\$1,150,000	\$361	\$840K
Jun 21, 2017	Resale	Warranty Deed	\$778,000	\$245	\$378K
Jun 24, 2010	Resale	Warranty Deed	\$615,000	\$193	\$417K
Aug 19, 2005	Quitclaim	Quit Claim Transfer			\$475K
Jul 27, 2004	Financing	Trustees Deed			\$437K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Zach Elementary School	Elementary	KG–5	0.4 mi
Fossil Ridge High School	High	9–12	0.6 mi
Preston Middle School	Middle	6–8	1.0 mi

District: Poudre School District R-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 80528

39 CRIME INDEX	98 AIR POLLUTION	28,377 POPULATION	\$138K MEDIAN IN-COME	48°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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