

Single Family Residence **RESIDENTIAL**

13462 S RIVER ROSE LN

RIVERTON, UT 84096

\$725,271 TopHap Estimate · \$177 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2.8

BATHS

4,104 ft²

LIVING AREA

0.33 ac

LOT SIZE

2000

YEAR BUILT

1

STORIES

11

ROOMS

VALUATION

\$725K

\$691K low

\$759K high

Last Sale

\$199,900 · Jan 2, 2001

Est. Owner Equity

\$525,271

Loan-to-Value

28%

TAX & ASSESSMENT

Property Tax	\$4,119 (2025)
Assessed Value	\$745,100
Previous Assessed	\$701,800
Assessor Market Value	\$745,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	SALT LAKE
Lot (acres)	0.33
Roof	Asphalt
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No
View	Interior

Deck · 399 ft²

Patio · 399 ft²

Porch · 102 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 22, 2026	Financing	Mortgage			\$200K
Jan 2, 2001	Financing	Grant Deed			\$160K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Foothills Elementary School	Elementary	KG–6	0.5 mi
Mountain Ridge High School	High	10–12	1.3 mi
South Hills Middle School	Middle	7–9	1.6 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

41 CRIME INDEX	107 AIR POLLUTION	71,082 POPULATION	\$111K MEDIAN IN-COME	48°F AVG TEMP	66% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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