

Single Family Residence

RESIDENTIAL

50 RIVER CV

BASALT, CO 81621

\$2,545,274 TopHap Estimate · \$943 / ft² · confidence 72 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,698 ft²

LIVING AREA

0.33 ac

LOT SIZE

1990

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$2.5M

\$1.8M low

\$3.3M high

Est. Owner Equity

\$2,075,274

Loan-to-Value

20%

TAX & ASSESSMENT

Property Tax	\$18,872 (2025)
Assessed Value	\$217,160
Previous Assessed	\$163,820
Assessor Market Value	\$3,474,590

PROPERTY FACTS

Property Type	Single Family Residence
County	Eagle
Lot (acres)	0.33
Construction	Wood (Unspecified)
Roof	Slate
Heating	Radiant
Cooling	None
Fireplace	Yes

Deck · 216 ft²

Porch · 63 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 19, 2016	Recorded document	Warranty Deed			
Sep 28, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Basalt Elementary School	Elementary	PK–4	0.1 mi
Basalt Middle School	Middle	5–8	0.2 mi
Basalt High School	High	9–12	0.9 mi

District: Roaring Fork 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 81621

107 CRIME INDEX	93 AIR POLLUTION	6,483 POPULATION	\$93K MEDIAN IN-COME	38°F AVG TEMP	71% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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