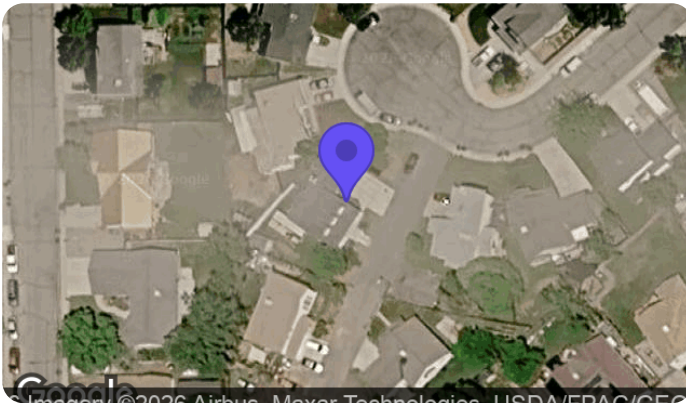


Single Family Residence **RESIDENTIAL**

1535 BALSAM CT

RIFLE, CO 81650

\$565,999 TopHap Estimate · \$289 / ft² · confidence 93 · as of Jul 14, 2026



3
BEDS

3
BATHS

1,958 ft²
LIVING AREA

0.19 ac
LOT SIZE

2001
YEAR BUILT

2
STORIES

5
ROOMS

1
PARKING

VALUATION

\$566K

\$527K low

\$605K high

Last Sale

\$538,000 · Aug 15, 2024

Est. Owner Equity

\$23,265

Loan-to-Value

96%

TAX & ASSESSMENT

Assessed Value	\$34,380
Previous Assessed	\$26,190
Assessor Market Value	\$549,980

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Garfield
Lot (acres)	0.19
Construction	Metal Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Evaporative

Balcony

Patio · 360 ft²

Porch · 180 ft²

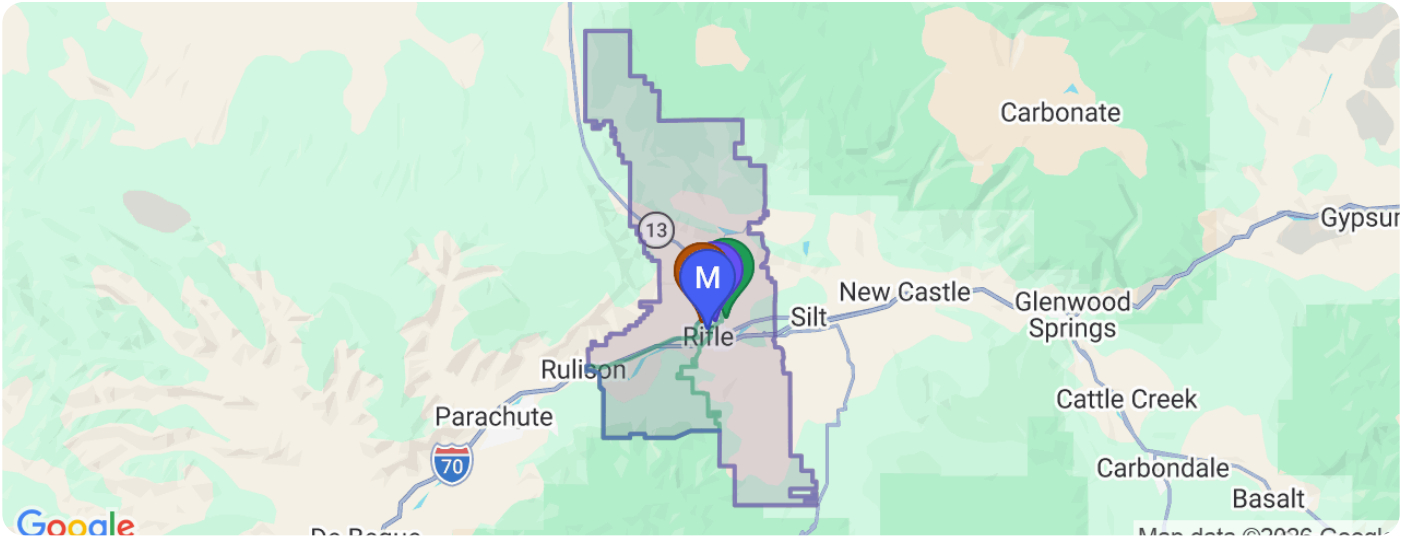
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 12, 2024	Resale	Special Warranty Deed	\$538,000	\$275	\$522K
Oct 20, 2021	Resale	Special Warranty Deed	\$410,000	\$209	\$328K
Jun 28, 2019	Resale	Grant Deed	\$349,900	\$179	\$344K
Oct 28, 2014	Resale	Grant Deed	\$244,000	\$125	\$202K
Jun 25, 2010	Resale	Warranty Deed	\$219,900	\$112	\$227K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Graham Mesa Elementary School	Elementary	PK–4	0.8 mi
Rifle Middle School	Middle	5–8	0.8 mi
Rifle High School	High	9–12	0.8 mi

District: Garfield School District Re-2



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 81650

106 CRIME INDEX	99 AIR POLLUTION	14,358 POPULATION	\$78K MEDIAN IN-COME	45°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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