

Single Family Residence **RESIDENTIAL**

# 10609 ROCK RUN DR

POTOMAC, MD 20854

**\$1,525,956** TopHap Estimate · \$456 / ft<sup>2</sup> · confidence 88 · as of Jul 14, 2026



**3.5**

BATHS

**3,346 ft<sup>2</sup>**

LIVING AREA

**0.99 ac**

LOT SIZE

**1981**

YEAR BUILT

**2**

STORIES

**3**

PARKING

## VALUATION

**\$1.5M**

**\$1.3M low**

**\$1.7M high**

Last Sale

**\$458,000 · Jan 4, 1999**

Est. Owner Equity

**\$1,225,956**

Loan-to-Value

**21%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$14,092 (2025) |
| Assessed Value        | \$1,212,200     |
| Previous Assessed     | \$1,180,933     |
| Assessor Market Value | \$1,212,200     |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Bi-Level                |
| County        | MONTGOMERY              |
| Lot (acres)   | 0.99                    |
| Construction  | Brick                   |
| Roof          | Composition Shingle     |
| Heating       | Yes                     |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Patio · 1,128 ft²

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED                 | PRICE     | \$/FT² | LOAN   |
|-------------|-----------|----------------------|-----------|--------|--------|
| Mar 1, 2022 | Financing | Intrafamily Transfer |           |        |        |
| Jan 4, 1999 | Resale    | Grant Deed           | \$458,000 | \$137  | \$300K |

## ASSIGNED SCHOOLS

| SCHOOL                              | LEVEL      | GRADES | DISTANCE |
|-------------------------------------|------------|--------|----------|
| Carderock Springs Elementary School | Elementary | KG–5   | 2.6 mi   |
| Thomas W. Pyle Middle School        | Middle     | 6–8    | 4.7 mi   |
| Walt Whitman High School            | High       | 9–12   | 4.9 mi   |

District: Montgomery County Public Schools

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 20854

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>43</b><br>CRIME INDEX | <b>88</b><br>AIR POLLUTION | <b>51,685</b><br>POPULATION | <b>\$211K</b><br>MEDIAN IN-COME | <b>55°F</b><br>AVG TEMP | <b>57%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|