



**Mark Flutcher**  
El Paso County Assessor

1675 West Garden of the Gods Rd, Suite 2300  
8:00AM-4:30PM Monday - Friday  
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November 22, 2025

**2025 FINAL CERTIFICATION OF VALUE SUMMARY**  
**GARDEN VALLEY WATER & SANITATION DISTRICT**

The current taxable assessed value for the tax boundary is **\$5,110,550**.

**Number of Accounts by Property Group**

Real Property	Mobile Homes	Possessory Interest	Natural Resources	Personal Property	State Assessed
29	0	0	0	11	78

**Authority Value by State Abstract Classification**

Classification	Actual Value	Assessed Value
Residential	\$447,263	\$27,950
Commercial	\$16,003,537	\$4,320,970
Industrial	\$0	\$0
Agricultural	\$0	\$0
Vacant Land	\$2,573,258	\$694,790
Natural Resources	\$0	\$0
Producing Mines	\$0	\$0
Oil and Gas	\$0	\$0
State Assessed	\$250,560	\$66,840
<b>Sub Total (Taxable)</b>	<b>\$19,274,618</b>	<b>\$5,110,550</b>
Exempt	\$472,443	\$127,570
Grand Total	\$19,747,061	\$5,238,120

**Authority Value by Tax Area**

Tax Area	Actual Value	Assessed Value
CB4	\$6,560,380	\$1,678,510
SA_092	\$250,560	\$66,840
CB8	\$10,470,060	\$2,826,920
CBX	\$1,818,102	\$490,890
CBM	\$175,516	\$47,390
<b>Taxable Total</b>	<b>\$19,274,618</b>	<b>\$5,110,550</b>