

Single Family Residence **RESIDENTIAL**

21224 N RANCH VIEW DR

RATHDRUM, ID 83858

\$1,636,498 TopHap Estimate · \$487 / ft² · confidence 91 · as of Jul 14, 2026

3

BEDS

4

BATHS

3,358 ft²

LIVING AREA

4.77 ac

LOT SIZE

2024

YEAR BUILT

9

ROOMS

5

PARKING

VALUATION

\$1.6M

\$1.5M low

\$1.8M high

Est. Owner Equity

\$1,436,498

Loan-to-Value

13%

TAX & ASSESSMENT

Property Tax

\$3,583 (2025)

Assessed Value

\$1,243,657

Previous Assessed

\$1,243,657

Assessor Market Value

\$1,243,657

PROPERTY FACTS

Property Type	Single Family Residence
County	Kootenai
Lot (acres)	4.77
Construction	Frame (Unspecified)
Foundation	Concrete
Heating	Heat Pump
Cooling	None
Garage	Garage, Attached

CLIMATE RISK

1 FLOOD	48 WILDFIRE	43 HEAT	65 STORM	7 DROUGHT
------------	----------------	------------	-------------	--------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 25, 2023	Financing	Warranty Deed			\$200K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Twin Lakes Elementary School	Elementary	KG–5	1.9 mi
Lakeland High School	High	9–12	4.4 mi
Lakeland Middle School	Middle	6–8	4.6 mi

District: Lakeland Joint School District 272

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 83858

88 CRIME INDEX	116 AIR POLLUTION	20,348 POPULATION	\$88K MEDIAN IN-COME	45°F AVG TEMP	64% SUNSHINE
--------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------