

Single Family Residence **RESIDENTIAL**

2303 S RIVER ROCK DR

PAPILLION, NE 68046

\$447,964 TopHap Estimate · \$160 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,794 ft²

LIVING AREA

0.22 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$448K

\$425K low

\$471K high

Last Sale

\$290,000 · Aug 4, 2020

Est. Owner Equity

\$72,464

Loan-to-Value

84%

TAX & ASSESSMENT

Property Tax	\$6,636 (2025)
Assessed Value	\$389,729
Previous Assessed	\$389,729
Assessor Market Value	\$389,729

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Sarpy
Lot (acres)	0.22
Heating	None
Fireplace	Yes
Garage	Garage, Attached

Gazebo

Deck · 192 ft²

Shed · 120 ft²

Patio · 274 ft²

Porch · 386 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 8, 2020	Resale	Warranty Deed	\$290,000	\$104	\$276K
May 29, 2015	Resale	Warranty Deed	\$229,000	\$82	\$225K
Dec 6, 2006	Resale	Warranty Deed	\$208,081	\$74	\$166K
Jun 2, 2006	Resale	Warranty Deed	\$251,254	\$90	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Patriot Elementary School	Elementary	PK–6	0.8 mi
Papillion La Vista South High School	High	9–12	1.8 mi
Liberty Middle School	Middle	7–8	2.1 mi

District: Papillion-La Vista Community 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 68046

69 CRIME INDEX	88 AIR POLLUTION	33,861 POPULATION	\$121K MEDIAN IN-COME	51°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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