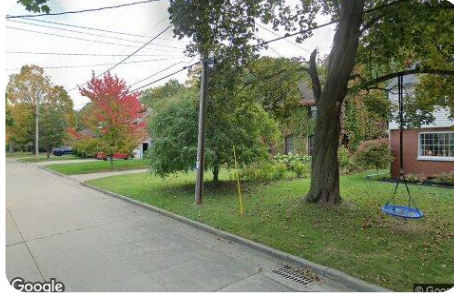


Single Family Residence **RESIDENTIAL**

256 RIVER DR

APPLETON, WI 54915

\$327,003 TopHap Estimate · \$141 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

2,312 ft²

LIVING AREA

0.28 ac

LOT SIZE

1954

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$327K

\$302K low

\$352K high

Last Sale

\$179,900 · Apr 10, 2015

Est. Owner Equity

\$156,753

Loan-to-Value

46%

TAX & ASSESSMENT

Property Tax	\$4,493 (2024)
Assessed Value	\$307,500
Assessor Market Value	\$348,200

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	OUTAGAMIE
Lot (acres)	0.28
Construction	Frame (Unspecified)
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 18, 2017	Resale	Warranty Deed	\$230,000	\$99	\$184K
Apr 7, 2015	Resale	Warranty Deed	\$179,900	\$78	
Jun 27, 2014	Resale	Warranty Deed	\$170,000	\$74	
Apr 14, 2009	Resale	Grant Deed	\$136,800	\$59	\$116K
Feb 23, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stephen Foster Elementary Charter School	Elementary	KG–5	0.5 mi
James Madison Middle School	Middle	6–8	1.4 mi
Appleton East High School	High	9–12	2.2 mi

District: Appleton Area School District

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 54915

80 CRIME INDEX	67 AIR POLLUTION	42,379 POPULATION	\$85K MEDIAN IN-COME	45°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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