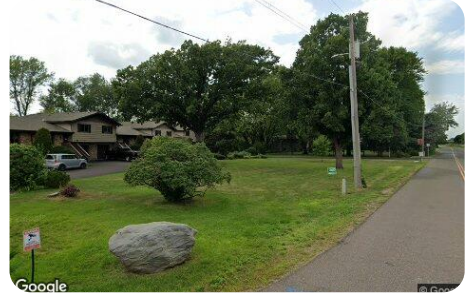


Single Family Residence **RESIDENTIAL**

807 RIVER AVE N

SAUK RAPIDS, MN 56379

\$118,395 TopHap Estimate · \$113 / ft² · confidence 87 · as of Jul 14, 2026



2
BEDS

1
BATHS

1,048 ft²
LIVING AREA

0.11 ac
LOT SIZE

1982
YEAR BUILT

VALUATION

\$118K

\$103K low

\$134K high

Last Sale

\$180,000 · Nov 27, 2017

Est. Owner Equity

\$0

Loan-to-Value

111%

TAX & ASSESSMENT

Property Tax	\$1,944 (2026)
Assessed Value	\$173,000
Previous Assessed	\$172,300
Assessor Market Value	\$173,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	BENTON
Lot (acres)	0.11
Roof	Asbestos
Heating	Baseboard
Cooling	Central
Pool	No

CLIMATE RISK

73
FLOOD

28
WILDFIRE

53
HEAT

49
STORM

5
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 15, 2024	Financing	Transfer On Death Deed			
Aug 15, 2024	Financing	Intrafamily Transfer			\$130K
Nov 20, 2017	Quitclaim	Quit Claim Transfer	\$180,000	\$172	
Nov 8, 2012	Financing	Intrafamily Transfer			
Apr 4, 2011	Financing	Limited Warranty Deed			
Jan 26, 2011	Quitclaim	Quit Claim Transfer			
May 4, 2006	Resale	Warranty Deed	\$122,500	\$117	\$98K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pleasantview Elementary School	Elementary	KG–5	0.6 mi
Sauk Rapids-Rice Middle School	Middle	6–8	1.1 mi

Sauk Rapids-Rice High School	High	9–12	2.7 mi
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District: Sauk Rapids-Rice 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 56379

103 CRIME INDEX	101 AIR POLLUTION	19,160 POPULATION	\$75K MEDIAN IN-COME	43°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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