

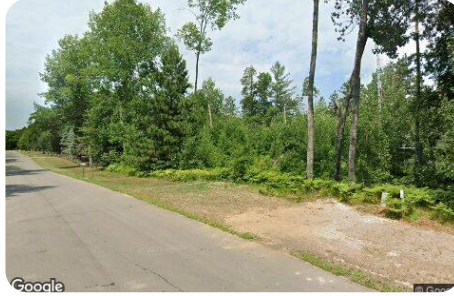
Single Family Residential

RESIDENTIAL

3694 RIVER RIDGE DR

BRAINERD, MN 56401

\$262,726 TopHap Estimate · \$170 / ft² · confidence 86 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,544 ft²

LIVING AREA

1.03 ac

LOT SIZE

VALUATION

\$263K

\$226K low

\$299K high

Est. Owner Equity

\$262,726

TAX & ASSESSMENT

Property Tax

\$302 (2024)

Assessed Value

\$50,700

Previous Assessed	\$50,700
Assessor Market Value	\$50,700

PROPERTY FACTS

Property Type	Single Family Residential
Style	Split Level
County	Crow Wing
Lot (acres)	1.03
Construction	Wood Frame
Roof	Asphalt
Heating	Yes
Fireplace	Yes

Deck · 240 ft²

Porch · 72 ft²

CLIMATE RISK

56

FLOOD

36

WILDFIRE

9

DROUGHT

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Forestview Middle School	Middle	5–8	5.9 mi
Brainerd Senior High School	High	9–12	7.0 mi
Nisswa Elementary School	Elementary	PK–4	7.9 mi

District: Brainerd Public 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 56401

94 CRIME INDEX	93 AIR POLLUTION	32,810 POPULATION	\$68K MEDIAN IN-COME	41°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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