

Single Family Residence

**RESIDENTIAL**

# 60 RIVER DR

APPLETON, WI 54915

**\$469,337** TopHap Estimate · \$141 / ft<sup>2</sup> · confidence 96 · as of Jul 14, 2026



**4**

BEDS

**3**

BATHS

**3,320 ft<sup>2</sup>**

LIVING AREA

**0.62 ac**

LOT SIZE

**1951**

YEAR BUILT

**2**

STORIES

**9**

ROOMS

## VALUATION

**\$469K**

\$450K low

\$489K high

Last Sale

**\$327,700 · Feb 1, 2017**

Est. Owner Equity

**\$269,337**

Loan-to-Value

**36%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$8,296 (2024) |
| Assessed Value        | \$554,800      |
| Assessor Market Value | \$628,200      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Cape Cod                |
| County        | OUTAGAMIE               |
| Lot (acres)   | 0.62                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Yes                     |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED          | PRICE    | \$/FT <sup>2</sup> | LOAN |
|--------------|-----------------|---------------|----------|--------------------|------|
| Jan 10, 2017 | Non-arms-length | Warranty Deed | \$25,750 | \$8                |      |

## ASSIGNED SCHOOLS

| SCHOOL                                   | LEVEL      | GRADES | DISTANCE |
|------------------------------------------|------------|--------|----------|
| Stephen Foster Elementary Charter School | Elementary | KG–5   | 0.6 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

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>80</b><br>CRIME INDEX | <b>67</b><br>AIR POLLUTION | <b>42,379</b><br>POPULATION | <b>\$85K</b><br>MEDIAN IN-COME | <b>45°F</b><br>AVG TEMP | <b>54%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|