

Single Family Residence **RESIDENTIAL**

21728 BOISE RIVER RD

CALDWELL, ID 83607

\$1,478,761 TopHap Estimate · \$265 / ft² · confidence 80 · as of Jul 14, 2026



5

BEDS

3

BATHS

5,574 ft²

LIVING AREA

5.83 ac

LOT SIZE

1994

YEAR BUILT

2

STORIES

VALUATION

\$1.5M

\$1.2M low

\$1.8M high

Last Sale

\$312,500 · Mar 30, 2007

Est. Owner Equity

\$1,478,761

TAX & ASSESSMENT

Property Tax	\$4,429 (2025)
Assessed Value	\$846,240
Previous Assessed	\$852,910
Assessor Market Value	\$846,240

PROPERTY FACTS

Property Type	Single Family Residence
County	CANYON
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Pool	No

Porch · 336 ft²

CLIMATE RISK

71 FLOOD	82 WILDFIRE	65 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 30, 2026	Financing	Correction Deed			
Apr 23, 2025	Financing	Intrafamily Transfer			
Mar 26, 2007	Financing	Intrafamily Transfer			\$250K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Notus Elementary School	Elementary	PK–6	1.8 mi
Notus Jr/Sr High School	Middle	7–12	1.9 mi

District: Notus School District 135

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 83607

87 CRIME INDEX	117 AIR POLLUTION	43,138 POPULATION	\$73K MEDIAN IN-COME	51°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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