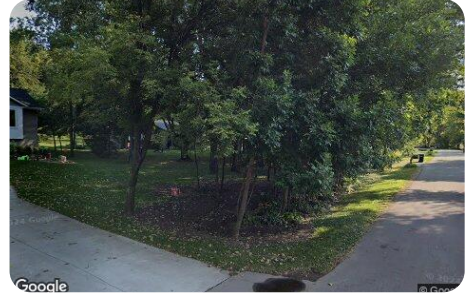


Single Family Residence **RESIDENTIAL**

86 W WOOD RIDGE DR

RIVER FALLS, WI 54022

\$225,002 TopHap Estimate · confidence 91 · as of Jul 14, 2026



VALUATION

\$225K

\$204K low

\$246K high

Last Sale

\$350,000 · Sep 10, 2020

Est. Owner Equity

\$0

Loan-to-Value

131%

TAX & ASSESSMENT

Property Tax

\$4,369 (2025)

Assessed Value

\$408,600

Previous Assessed

\$408,600

Assessor Market Value

\$408,600

PROPERTY FACTS

Property Type

Single Family Residence

County

St. Croix

Heating

None

CLIMATE RISK

1

FLOOD

22

WILDFIRE

57

HEAT

52

STORM

30

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 4, 2020	Resale	Warranty Deed	\$350,000		\$278K
Feb 13, 2020	Resale	Warranty Deed	\$45,000		\$217K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Westside Elementary School	Elementary	KG–5	0.9 mi
Meyer Middle School	Middle	6–8	1.5 mi
River Falls High School	High	9–12	2.6 mi

District: River Falls 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 54022

104 CRIME INDEX	84 AIR POLLUTION	25,423 POPULATION	\$94K MEDIAN IN-COME	44°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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