

Single Family Residence **RESIDENTIAL**

23108 BOISE RIVER RD

CALDWELL, ID 83607

\$1,191,923 TopHap Estimate · \$555 / ft² · confidence 87 · as of Jul 14, 2026



5

BEDS

1

BATHS

2,149 ft²

LIVING AREA

36.68 ac

LOT SIZE

1906

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$1.2M

\$1M low

\$1.3M high

Est. Owner Equity

\$1,015,931

Loan-to-Value

17%

TAX & ASSESSMENT

Property Tax	\$3,545 (2025)
Assessed Value	\$544,820
Previous Assessed	\$546,990
Assessor Market Value	\$544,820

PROPERTY FACTS

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

Porch · 105 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 19, 2011	Quitclaim	Quit Claim Transfer			
May 1, 2006	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Notus Elementary School	Elementary	PK–6	3.0 mi
Notus Jr/Sr High School	Middle	7–12	3.1 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	Absentee owner
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