

Single Family Residence **RESIDENTIAL**

8903 RIVER RIDGE CIR

MINNEAPOLIS, MN 55425

\$471,845 TopHap Estimate · \$170 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,779 ft²

LIVING AREA

1.01 ac

LOT SIZE

1951

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$472K

\$436K low

\$508K high

Est. Owner Equity

\$0

Loan-to-Value

134%

TAX & ASSESSMENT

Property Tax	\$7,475 (2025)
Assessed Value	\$535,000
Previous Assessed	\$549,200
Assessor Market Value	\$535,000

PROPERTY FACTS

Property Type	Single Family Residence
County	HENNEPIN
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Floor/Wall Furnace
Cooling	Package
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 308 ft²

Patio · 308 ft²

Porch · 227 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 3, 2021	Financing	Intrafamily Transfer			
Sep 25, 2013	Financing	Trustees Deed			\$255K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Valley View Middle School	Middle	6–8	1.5 mi
Indian Mounds Elementary School	Elementary	KG–5	1.5 mi
Kennedy High School	High	9–12	2.1 mi

District: Bloomington 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 55425

101 CRIME INDEX	92 AIR POLLUTION	9,316 POPULATION	\$70K MEDIAN IN-COME	45°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Owner occupied
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