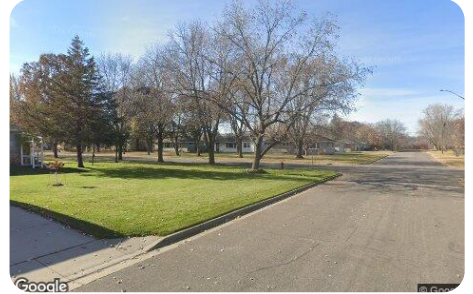


Single Family Residence **RESIDENTIAL**

1004 RIVER AVE S

SAUK RAPIDS, MN 56379

\$165,063 TopHap Estimate · confidence 88 · as of Jul 14, 2026



0.15 ac
LOT SIZE

VALUATION

\$165K

\$145K low

\$185K high

Est. Owner Equity

\$99,913

Loan-to-Value

37%

TAX & ASSESSMENT

Property Tax	\$418 (2026)
Assessed Value	\$33,800
Previous Assessed	\$31,200
Assessor Market Value	\$33,800

PROPERTY FACTS

Property Type	Single Family Residence
County	BENTON
Lot (acres)	0.15
Pool	No

CLIMATE RISK

1 FLOOD	9 WILDFIRE	53 HEAT	48 STORM	24 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mississippi Heights Elementary School	Elementary	KG–5	0.9 mi
Sauk Rapids-Rice Middle School	Middle	6–8	1.0 mi
Sauk Rapids-Rice High School	High	9–12	2.7 mi

District: Sauk Rapids-Rice Public Schools

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 56379

103 CRIME INDEX	101 AIR POLLUTION	19,160 POPULATION	\$75K MEDIAN IN- COME	43°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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