

Residential (General/Single)

RESIDENTIAL

902 RIVER AVE S

SAUK RAPIDS, MN 56379

\$117,114 TopHap Estimate · \$154 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

1.8

BATHS

761 ft²

LIVING AREA

0.16 ac

LOT SIZE

1980

YEAR BUILT

VALUATION

\$117K

\$112K low

\$122K high

Last Sale

\$131,500 · Mar 5, 2008

Est. Owner Equity

\$0

Loan-to-Value

107%

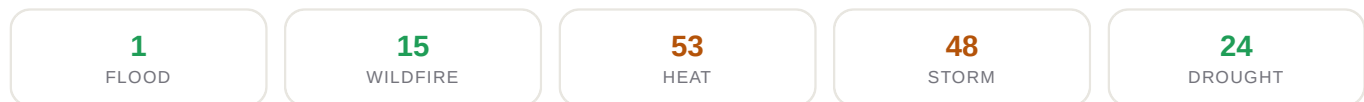
TAX & ASSESSMENT

Property Tax	\$2,268 (2026)
Assessed Value	\$181,400
Previous Assessed	\$168,600
Assessor Market Value	\$181,400

PROPERTY FACTS

Property Type	Residential (General/Single)
Style	Bi-Level
County	BENTON
Lot (acres)	0.17
Roof	Asbestos
Heating	Forced Air With Air Conditioning
Cooling	None
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 10, 2022	Resale	Warranty Deed	\$185,000	\$243	
Feb 29, 2008	Resale	Warranty Deed	\$131,500	\$173	\$130K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mississippi Heights Elementary School	Elementary	KG–5	0.9 mi
Sauk Rapids-Rice Middle School	Middle	6–8	0.9 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	Absentee owner
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