

Single Family Residence **RESIDENTIAL**

714 RIVER AVE S

SAUK RAPIDS, MN 56379

\$115,253 TopHap Estimate · \$130 / ft² · confidence 91 · as of Jul 14, 2026



2
BEDS

1.8
BATHS

884 ft²
LIVING AREA

0.24 ac
LOT SIZE

1957
YEAR BUILT

1
STORIES

VALUATION

\$115K

\$105K low

\$126K high

Last Sale

\$102,500 · Sep 25, 2015

Est. Owner Equity

\$115,253

TAX & ASSESSMENT

Property Tax	\$2,024 (2026)
Assessed Value	\$190,900
Previous Assessed	\$177,900
Assessor Market Value	\$190,900

PROPERTY FACTS

Property Type	Single Family Residence
County	BENTON
Lot (acres)	0.24
Roof	Asbestos
Heating	Forced Air With Air Conditioning
Cooling	Central
Pool	No

CLIMATE RISK

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 28, 2025	Financing	Intrafamily Transfer			
Apr 18, 2019	Quitclaim	Quit Claim Transfer			
Jan 27, 2012	Resale	Personal Representative Deed	\$90,000	\$102	\$88K
Jan 27, 2012	Resale	Personal Representative Deed	\$90,000	\$102	\$88K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Mississippi Heights Elementary School	Elementary	KG–5	0.8 mi
Sauk Rapids-Rice Middle School	Middle	6–8	0.8 mi
Sauk Rapids-Rice High School	High	9–12	2.6 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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