

Single Family Residence **RESIDENTIAL**

813 RIVER AVE S

SAUK RAPIDS, MN 56379

\$123,152 TopHap Estimate · \$118 / ft² · confidence 83 · as of Jul 14, 2026



2
BEDS

1
BATHS

1,040 ft²
LIVING AREA

0.16 ac
LOT SIZE

1968
YEAR BUILT

1
STORIES

VALUATION

\$123K

\$102K low

\$145K high

Last Sale

\$130,000 · Dec 12, 2023

Est. Owner Equity

\$19,152

Loan-to-Value

80%

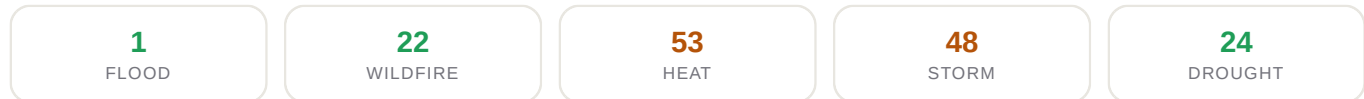
TAX & ASSESSMENT

Property Tax	\$1,932 (2026)
Assessed Value	\$184,200
Previous Assessed	\$171,600
Assessor Market Value	\$184,200

PROPERTY FACTS

Property Type	Single Family Residence
County	BENTON
Lot (acres)	0.16
Roof	Asbestos
Heating	Forced Air With Air Conditioning
Cooling	Central
Pool	No

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 11, 2023	Resale	Warranty Deed	\$130,000	\$125	\$104K
Nov 3, 2009	Financing	Transfer On Death Deed			
Sep 15, 2008	Financing	Corporation Deed			

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.

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 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.

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 OWNERSHIP

Occupancy	Owner occupied
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