

Single Family Residence **RESIDENTIAL**

805 RIVER AVE S

SAUK RAPIDS, MN 56379

\$158,911 TopHap Estimate · \$146 / ft² · confidence 88 · as of Jul 14, 2026



4

BEDS

1.5

BATHS

1,092 ft²

LIVING AREA

0.32 ac

LOT SIZE

1967

YEAR BUILT

VALUATION

\$159K

\$141K low

\$177K high

Last Sale

\$157,900 · Apr 13, 2016

Est. Owner Equity

\$88,911

Loan-to-Value

39%

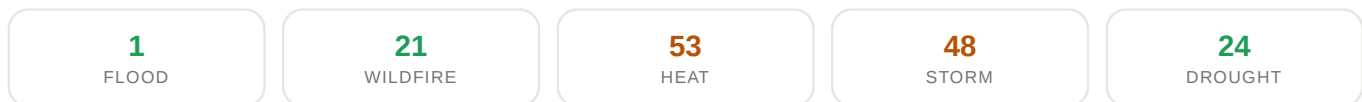
TAX & ASSESSMENT

Property Tax	\$2,690 (2026)
Assessed Value	\$241,800
Previous Assessed	\$223,900
Assessor Market Value	\$241,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bi-Level
County	BENTON
Lot (acres)	0.32
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.

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	Owner occupied
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