

Single Family Residence **RESIDENTIAL**

412 S RUM RIVER DR

PRINCETON, MN 55371

\$206,179 TopHap Estimate · \$217 / ft² · confidence 83 · as of Jul 14, 2026



948 ft²
LIVING AREA

0.19 ac
LOT SIZE

1954
YEAR BUILT

1
PARKING

VALUATION

\$206K

\$171K low

\$241K high

Last Sale

\$205,000 · Dec 15, 2025

Est. Owner Equity

\$7,329

Loan-to-Value

96%

TAX & ASSESSMENT

Property Tax	\$2,572 (2026)
Assessed Value	\$197,000
Previous Assessed	\$188,000
Assessor Market Value	\$197,000

PROPERTY FACTS

Property Type	Single Family Residence
County	MILLE LACS
Lot (acres)	0.19
Pool	No

CLIMATE RISK

1 FLOOD	38 WILDFIRE	53 HEAT	53 STORM	32 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 8, 2025	Resale	Warranty Deed	\$205,000	\$216	\$199K
Sep 18, 2019	Resale	Warranty Deed	\$140,000	\$148	\$136K
Sep 18, 2017	Resale	Deed	\$122,000	\$129	\$123K
Sep 18, 2017	Resale	Deed	\$122,000	\$129	\$123K
Nov 13, 2007	Resale	Limited Warranty Deed	\$94,000	\$99	\$85K
Feb 27, 2007	Non-arms-length	Sheriffs Deed	\$97,899	\$103	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Princeton High School	High	9–12	0.4 mi
Princeton Middle School	Middle	6–8	1.3 mi
Princeton South Elementary	Elementary	KG–2	1.5 mi

District: Princeton Public School District

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 55371

113 CRIME INDEX	93 AIR POLLUTION	18,776 POPULATION	\$87K 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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