

Rural Residence

RESIDENTIAL

11898 RIVER ST

HOLDINGFORD, MN 56340

\$601,758 TopHap Estimate · \$279 / ft² · confidence 98 · as of Jul 14, 2026

2

BEDS

2

BATHS

2,154 ft²

LIVING AREA

5 ac

LOT SIZE

2004

YEAR BUILT

1

STORIES

9

ROOMS

5

PARKING

VALUATION

\$602K

\$590K low

\$613K high

Last Sale

\$600,000 · Jun 4, 2026

Est. Owner Equity

\$121,758

Loan-to-Value

80%

TAX & ASSESSMENT

Property Tax

\$4,934 (2026)

Assessed Value

\$555,400

Previous Assessed

\$590,000

Assessor Market Value

\$555,400

PROPERTY FACTS

Property Type	Rural Residence
Style	Ranch
County	STEARNS
Lot (acres)	5.00
Construction	Tilt-Up Concrete
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Shed · 120 ft²

CLIMATE RISK

1 FLOOD	42 WILDFIRE	55 HEAT	52 STORM	5 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 21, 2026	Resale	Warranty Deed	\$600,000	\$279	\$480K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Holdingford Secondary School	Middle	7–12	5.1 mi
Holdingford Elementary School	Elementary	PK–6	5.1 mi

District: Holdingford 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 56340

121 CRIME INDEX	101 AIR POLLUTION	1,969 POPULATION	\$87K MEDIAN IN-COME	43°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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