

Single Family Residence **RESIDENTIAL**

404 RIVERSIDE DR

MASON CITY, IA 50401

\$276,943 TopHap Estimate · \$223 / ft² · confidence 79 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,242 ft²

LIVING AREA

0.82 ac

LOT SIZE

1979

YEAR BUILT

6

ROOMS

2

PARKING

VALUATION

\$277K

\$218K low

\$336K high

Est. Owner Equity

\$159,065

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$2,690 (2025)
Assessed Value	\$224,230
Previous Assessed	\$229,130
Assessor Market Value	\$224,230

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	CERRO GORDO
Lot (acres)	0.82
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Garage	Garage, Attached
Pool	No

Deck · 240 ft²

Patio · 480 ft²

Porch · 56 ft²

CLIMATE RISK

65

FLOOD

9

WILDFIRE

62

HEAT

54

STORM

12

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jan 29, 2021	Financing	Intrafamily Transfer			\$118K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Central Springs Middle School	Middle	4–8	6.0 mi
Central Springs Elementary School - Nora Springs	Elementary	PK–3	6.0 mi
Central Springs High School	High	9–12	7.6 mi

District: Central Springs Community 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 50401

95 CRIME INDEX	84 AIR POLLUTION	29,055 POPULATION	\$66K MEDIAN IN-COME	46°F AVG TEMP	61% SUNSHINE
--------------------------------------	--	---	--	-------------------------------------	------------------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------