

Single Family Residence **RESIDENTIAL**

22 RIVER ROCK DR

MOSCOW MILLS, MO 63362

\$285,740 TopHap Estimate · \$233 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,225 ft²

LIVING AREA

0.23 ac

LOT SIZE

2020

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$286K

\$277K low

\$295K high

Est. Owner Equity

\$76,835

Loan-to-Value

72%

TAX & ASSESSMENT

Property Tax	\$2,043 (2025)
Assessed Value	\$33,430
Previous Assessed	\$33,430
Assessor Market Value	\$175,950

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Lincoln
Lot (acres)	0.23
Foundation	Concrete
Roof	Asphalt
Heating	None
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 3, 2020	Financing	Warranty Deed			\$209K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
William Cappel Elementary School	Elementary	KG–5	2.4 mi
Troy South Middle School	Middle	6–8	3.4 mi
Troy Buchanan High School	High	9–12	5.2 mi

District: Troy R-III 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 63362

107 CRIME INDEX	79 AIR POLLUTION	9,637 POPULATION	\$83K MEDIAN IN-COME	55°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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