

Single Family Residence **RESIDENTIAL**

450 ANNIS HWY

RIGBY, ID 83442

\$377,536 TopHap Estimate · \$108 / ft² · confidence 71 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,500 ft²

LIVING AREA

0.47 ac

LOT SIZE

1972

YEAR BUILT

2

STORIES

VALUATION

\$378K

\$268K low

\$487K high

Est. Owner Equity

\$14,017

Loan-to-Value

97%

TAX & ASSESSMENT

Property Tax	\$2,297 (2025)
Assessed Value	\$475,300
Previous Assessed	\$475,300
Assessor Market Value	\$475,300

PROPERTY FACTS

Property Type	Single Family Residence
County	Jefferson
Lot (acres)	0.47

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 4, 2025	Financing	Warranty Deed			\$364K
Dec 16, 2010	Financing	Special Warranty Deed			\$119K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Harwood Elementary School	Elementary	PK–5	0.2 mi
Rigby High School	High	9–12	1.5 mi
Rigby Middle School	Middle	6–8	1.6 mi

District: Jefferson County Joint School District 251

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 83442

78 CRIME INDEX	110 AIR POLLUTION	26,960 POPULATION	\$81K MEDIAN IN- COME	43°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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