

Single Family Residence **RESIDENTIAL**

16314 N RADIAN RD

RATHDRUM, ID 83858

\$1,206,896 TopHap Estimate · \$411 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,936 ft²

LIVING AREA

4.55 ac

LOT SIZE

2012

YEAR BUILT

1

STORIES

8

ROOMS

3

PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.3M high

Est. Owner Equity

\$875,896

Loan-to-Value

27%

TAX & ASSESSMENT

Property Tax	\$2,895 (2025)
Assessed Value	\$1,001,419
Previous Assessed	\$1,001,419
Assessor Market Value	\$1,001,419

PROPERTY FACTS

Property Type	Single Family Residence
County	Kootenai
Lot (acres)	4.55
Construction	Frame (Unspecified)
Foundation	Concrete
Heating	Heat Pump
Cooling	None
Garage	Garage, Attached

Stable

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 18, 2022	Financing	Intrafamily Transfer			
Apr 28, 2011	Financing	Corporation Deed			\$42K
Dec 1, 2010	Quitclaim	Quit Claim Transfer			
Nov 1, 2010	Non-arms-length	Trustees Deed	\$76,360	\$26	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Garwood Elementary School	Elementary	KG–5	1.3 mi
Lakeland High School	High	9–12	2.3 mi
Lakeland Middle School	Middle	6–8	2.6 mi

District: Lakeland Joint School District 272

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 83858

88 CRIME INDEX	116 AIR POLLUTION	20,348 POPULATION	\$88K MEDIAN IN-COME	45°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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