

Single Family Residence **RESIDENTIAL**

22867 N RANCH VIEW DR

RATHDRUM, ID 83858

\$1,260,391 TopHap Estimate · \$416 / ft² · confidence 94 · as of Jul 14, 2026



3
BEDS

3
BATHS

3,032 ft²
LIVING AREA

4.8 ac
LOT SIZE

2004
YEAR BUILT

2
STORIES

8
ROOMS

3
PARKING

VALUATION

\$1.3M

\$1.2M low

\$1.3M high

Est. Owner Equity

\$1,260,391

TAX & ASSESSMENT

Property Tax	\$2,787 (2025)
Assessed Value	\$965,542
Previous Assessed	\$965,542
Assessor Market Value	\$965,542

PROPERTY FACTS

Property Type	Single Family Residence
County	Kootenai
Lot (acres)	4.80
Construction	Frame (Unspecified)
Foundation	Concrete
Heating	Heat Pump
Cooling	None
Fireplace	Yes
Garage	Garage, Attached

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 12, 2022	Financing	Intrafamily Transfer			
Jul 22, 2020	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Twin Lakes Elementary School	Elementary	KG–5	2.0 mi
Timberlake High School	High	9–12	5.7 mi
Timberlake Middle School	Middle	6–8	5.8 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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