

Single Family Residence

RESIDENTIAL

1299 RIVER BEND CIR

ROCK RAPIDS, IA 51246

\$807,794 TopHap Estimate · \$231 / ft² · confidence 83 · as of Jul 14, 2026



4

BATHS

3,501 ft²

LIVING AREA

3.21 ac

LOT SIZE

2011

YEAR BUILT

1

STORIES

12

PARKING

VALUATION

\$808K

\$669K low

\$947K high

Last Sale

\$660,000 · Aug 17, 2022

Est. Owner Equity

\$507,794

Loan-to-Value

35%

TAX & ASSESSMENT

Property Tax	\$6,066 (2024)
Assessed Value	\$696,310
Previous Assessed	\$662,070
Assessor Market Value	\$696,310

PROPERTY FACTS

Property Type	Single Family Residence
Style	Contemporary
County	Lyon
Lot (acres)	3.21
Foundation	Wood (Unspecified)
Roof	Asphalt
Heating	Geo-Thermal
Cooling	Yes
Fireplace	Yes
Garage	Mixed

Deck · 252 ft²

Patio · 360 ft²

Porch · 132 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 12, 2022	Resale	Warranty Deed	\$660,000	\$189	\$300K
May 6, 2011	Resale	Warranty Deed	\$45,000	\$13	\$200K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Central Lyon Secondary School	Middle	7–12	2.9 mi
Central Lyon Elementary School	Elementary	PK–6	3.0 mi

District: Central Lyon 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 51246

125 CRIME INDEX	83 AIR POLLUTION	4,544 POPULATION	\$73K MEDIAN IN-COME	46°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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