

Single Family Residence **RESIDENTIAL**

408 RIVERSIDE AVE

THIEF RIVER FALLS, MN 56701

\$76,711 TopHap Estimate · \$117 / ft² · confidence 89 · as of Jul 14, 2026



654 ft²

LIVING AREA

0.16 ac

LOT SIZE

1915

YEAR BUILT

VALUATION

\$77K

\$68K low

\$85K high

Last Sale

\$41,600 · Jul 23, 2018

Est. Owner Equity

\$34,658

Loan-to-Value

61%

TAX & ASSESSMENT

Property Tax	\$1,162 (2026)
Assessed Value	\$67,700
Previous Assessed	\$67,700
Assessor Market Value	\$67,700

PROPERTY FACTS

Property Type	Single Family Residence
County	PENNINGTON
Lot (acres)	0.16
Pool	No

CLIMATE RISK

35 FLOOD	21 WILDFIRE	42 HEAT	41 STORM	19 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 21, 2018	Resale	Limited Warranty Deed	\$41,600	\$64	\$42K
Dec 3, 2013	Resale	Warranty Deed	\$60,500	\$93	\$62K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Senior High School	High	9–12	0.3 mi
Franklin Middle School	Middle	6–8	1.0 mi
Challenger Elementary School	Elementary	PK–5	1.4 mi

District: Thief River Falls 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.

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 NEIGHBORHOOD · ZIP 56701

125 CRIME INDEX	87 AIR POLLUTION	11,683 POPULATION	\$73K MEDIAN IN-COME	39°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Absentee owner
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