

Single Family Residential **RESIDENTIAL**

5850 RIVER RD

EAGLE RIVER, WI 54521

\$348,137 TopHap Estimate · confidence 81 · as of Jul 14, 2026



1.28 ac
LOT SIZE

VALUATION

\$348K

\$282K low

\$414K high

Est. Owner Equity

\$189,037

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$1,543 (2025)
Assessed Value	\$760,200
Previous Assessed	\$760,200

PROPERTY FACTS

Property Type	Single Family Residential
County	Vilas
Lot (acres)	1.28

CLIMATE RISK

82 FLOOD	13 WILDFIRE	42 HEAT	62 STORM	5 DROUGHT
-------------	----------------	------------	-------------	--------------

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 29, 2023	Non-arms-length	Warranty Deed	\$153,000		\$159K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Northland Pines Middle and High School	High	7–12	4.4 mi
Northland Pines Elementary-Eagle River	Elementary	PK–6	4.4 mi

District: Northland Pines 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 54521

118 CRIME INDEX	78 AIR POLLUTION	7,984 POPULATION	\$69K MEDIAN IN-COME	40°F AVG TEMP	54% SUNSHINE
---------------------------------------	--	--	--	-------------------------------------	------------------------------------

Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
-----------	----------------