

Single Family Residence

RESIDENTIAL

806 WOLF RIVER DR

FREMONT, WI 54940

\$533,537

TopHap Estimate · confidence 78 · as of Jul 14, 2026

0.5 ac

LOT SIZE

VALUATION

\$534K

\$414K low

\$654K high

Last Sale

\$149,000 · Feb 14, 2013

Est. Owner Equity

\$0

Loan-to-Value

320%

TAX & ASSESSMENT

Property Tax

\$28,091 (2025)

Assessed Value

\$2,165,700

Previous Assessed

\$1,128,000

Assessor Market Value

\$2,154,300

PROPERTY FACTS

Property Type	Single Family Residence
County	Waupaca
Lot (acres)	0.50

CLIMATE RISK

92 FLOOD	10 WILDFIRE	54 HEAT	65 STORM	12 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
Feb 6, 2013	Resale	Warranty Deed	\$149,000		\$112K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fremont Elementary School	Elementary	KG–5	0.2 mi
Weyauwega High School	High	9–12	4.7 mi
Weyauwega Middle School	Middle	6–8	4.7 mi

District: Weyauwega-Fremont 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 54940

114 CRIME INDEX	74 AIR POLLUTION	4,557 POPULATION	\$84K MEDIAN IN-COME	45°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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