

Single Family Residence **RESIDENTIAL**

56 E RIVER SPUR

PRIEST RIVER, ID 83856

\$972,002 TopHap Estimate · \$333 / ft² · confidence 94 · as of Jul 14, 2026



3
BEDS

2
BATHS

2,922 ft²
LIVING AREA

4.4 ac
LOT SIZE

2007
YEAR BUILT

2
STORIES

8
ROOMS

4
PARKING

VALUATION

\$972K

\$916K low

\$1M high

Est. Owner Equity

\$972,002

TAX & ASSESSMENT

Property Tax	\$3,131 (2025)
Assessed Value	\$916,409
Previous Assessed	\$916,409
Assessor Market Value	\$916,409

PROPERTY FACTS

Property Type	Single Family Residence
County	Bonner
Lot (acres)	4.40
Foundation	Concrete
Roof	Composition Shingle
Heating	Radiant
Cooling	None
Garage	Garage, Attached

CLIMATE RISK

45
FLOOD

40
WILDFIRE

48
HEAT

80
STORM

4
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 5, 2025	Quitclaim	Quit Claim Transfer			
Jun 28, 2021	Financing	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Priest River Elementary School	Elementary	PK–6	7.5 mi
Priest River Lamanna High School	High	7–12	7.9 mi

District: West Bonner County School District 83

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 83856

118 CRIME INDEX	109 AIR POLLUTION	7,704 POPULATION	\$64K MEDIAN IN-COME	44°F AVG TEMP	63% SUNSHINE
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Index values: 100 = US average; lower is better.

| OWNERSHIP

Occupancy	Absentee owner
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