

Rural Residence

RESIDENTIAL

44 BACKROADS WAY

PRIEST RIVER, ID 83856

\$982,040 TopHap Estimate · \$334 / ft² · confidence 88 · as of Jul 14, 2026

5

BEDS

3

BATHS

2,940 ft²

LIVING AREA

10 ac

LOT SIZE

2003

YEAR BUILT

2

STORIES

7

ROOMS

6

PARKING

VALUATION

\$982K

\$869K low

\$1.1M high

Est. Owner Equity

\$732,040

Loan-to-Value

25%

TAX & ASSESSMENT

Property Tax

\$2,793 (2025)

Assessed Value

\$788,554

Previous Assessed

\$788,554

Assessor Market Value

\$788,554

PROPERTY FACTS

Property Type	Rural Residence
County	Bonner
Lot (acres)	10.00
Foundation	Concrete
Roof	Galvanized
Heating	Heat Pump
Cooling	Package
Garage	Garage, Built-in

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 26, 2023	Financing	Warranty Deed			\$250K
Nov 15, 2021	Financing	Personal Representative Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Priest River Lamanna High School	High	7–12	0.8 mi
Priest River Elementary School	Elementary	PK–6	1.2 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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