

Single Family Residence **RESIDENTIAL**

## 3856 OLD PRIEST RIVER RD

PRIEST RIVER, ID 83856

**\$1,113,066** TopHap Estimate · \$468 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026



**2**

BEDS

**4**

BATHS

**2,377 ft<sup>2</sup>**

LIVING AREA

**20 ac**

LOT SIZE

**2021**

YEAR BUILT

**2**

STORIES

**4**

ROOMS

### VALUATION

**\$1.1M**

\$1M low

\$1.2M high

Est. Owner Equity

**\$823,066**

Loan-to-Value

**24%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$2,774 (2025) |
| Assessed Value        | \$996,982      |
| Previous Assessed     | \$996,982      |
| Assessor Market Value | \$996,982      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Bonner                  |
| Lot (acres)   | 20.00                   |
| Roof          | Composition Shingle     |
| Heating       | Heat Pump               |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED          | PRICE | \$/FT <sup>2</sup> | LOAN |
|-------------|-----------|---------------|-------|--------------------|------|
| May 7, 2018 | Financing | Warranty Deed |       |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Idaho Hill Elementary School     | Elementary | PK-6   | 2.5 mi   |
| Priest River Lamanna High School | High       | 7-12   | 3.4 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

|                           |                             |                            |                                |                         |                        |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>118</b><br>CRIME INDEX | <b>109</b><br>AIR POLLUTION | <b>7,704</b><br>POPULATION | <b>\$64K</b><br>MEDIAN IN-COME | <b>44°F</b><br>AVG TEMP | <b>63%</b><br>SUNSHINE |
|---------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|