

Rural Residence

RESIDENTIAL

386 W RIVER ROCK RD

BELGRADE, MT 59714

\$569,497 TopHap Estimate · \$347 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,641 ft²

LIVING AREA

0.17 ac

LOT SIZE

2000

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$569K

\$548K low

\$591K high

Est. Owner Equity

\$369,329

Loan-to-Value

34%

TAX & ASSESSMENT

Property Tax	\$1,922 (2025)
Assessed Value	\$522,800
Previous Assessed	\$507,000
Assessor Market Value	\$522,800

PROPERTY FACTS

Property Type	Rural Residence
Style	Conventional
County	Gallatin
Lot (acres)	0.17
Construction	Frame (Unspecified)
Foundation	Concrete
Roof	Asphalt
Heating	Central
Cooling	Central
Pool	No

Porch · 155 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 14, 2012	Financing	Intrafamily Transfer			
Jul 31, 2006	Financing	Warranty Deed			\$188K
May 22, 2006	Financing	Intrafamily Transfer			\$95K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ridge View Elementary School	Elementary	KG–4	0.5 mi
Belgrade Middle School	Middle	5–8	2.3 mi
Belgrade High School	High	9–12	2.4 mi

District: Belgrade Elementary 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 59714

81 CRIME INDEX	105 AIR POLLUTION	24,854 POPULATION	\$88K MEDIAN IN-COME	41°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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