

Townhouse

RESIDENTIAL

3041 RUM RIVER WAY

ANOKA, MN 55303

\$314,753 TopHap Estimate · \$164 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,916 ft²

LIVING AREA

2022

YEAR BUILT

2

STORIES

VALUATION

\$315K

\$289K low

\$340K high

Last Sale

\$388,000 · May 5, 2023

Est. Owner Equity

\$314,753

TAX & ASSESSMENT

Property Tax	\$4,007 (2026)
Assessed Value	\$362,400
Previous Assessed	\$362,400
Assessor Market Value	\$362,400

PROPERTY FACTS

Property Type	Townhouse
County	Anoka
Heating	Forced Air

CLIMATE RISK

42
FLOOD

26
WILDFIRE

59
HEAT

57
STORM

25
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 25, 2023	Resale	Warranty Deed	\$388,000	\$203	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Anoka High School	High	9–12	1.0 mi
Anoka Middle School for the Arts-Grade 7 & 8 Fred Moore Campus	Middle	7–8	1.3 mi
Lincoln Elementary School for Arts	Elementary	KG–5	1.4 mi

District: Anoka-Hennepin 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 55303

99 CRIME INDEX	92 AIR POLLUTION	52,218 POPULATION	\$100K MEDIAN IN-COME	44°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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