

Single Family Residence **RESIDENTIAL**

8605 NE RIVER RD

RICE, MN 56367

\$515,152 TopHap Estimate · \$190 / ft² · confidence 78 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,717 ft²

LIVING AREA

1.92 ac

LOT SIZE

1987

YEAR BUILT

VALUATION

\$515K

\$402K low

\$628K high

Last Sale

\$690,000 · Apr 15, 2025

Est. Owner Equity

\$515,152

TAX & ASSESSMENT

Property Tax	\$7,032 (2026)
Assessed Value	\$692,100
Previous Assessed	\$656,300
Assessor Market Value	\$692,100

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	BENTON
Lot (acres)	1.92
Roof	Metal
Heating	Forced Air With Air Conditioning
Cooling	Central
Pool	No

Patio · 340 ft²

CLIMATE RISK

38
FLOOD

37
WILDFIRE

55
HEAT

53
STORM

5
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 11, 2025	Resale	Warranty Deed	\$690,000	\$254	\$484K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rice Elementary School	Elementary	EE–5	4.4 mi
Sauk Rapids-Rice High School	High	9–12	6.8 mi
Sauk Rapids-Rice Middle School	Middle	6–8	7.3 mi

District: Sauk Rapids-Rice Public Schools

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 56367

80 CRIME INDEX	95 AIR POLLUTION	7,720 POPULATION	\$97K MEDIAN IN-COME	42°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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