

Residential (General/Single)

RESIDENTIAL

7275 NE RIVER RD

SAUK RAPIDS, MN 56379

\$499,450 TopHap Estimate · \$101 / ft² · confidence 83 · as of Jul 14, 2026



3

BEDS

2

BATHS

4,963 ft²

LIVING AREA

3.8 ac

LOT SIZE

1978

YEAR BUILT

1

STORIES

VALUATION

\$499K

\$412K low

\$587K high

Last Sale

\$160,000 · Apr 14, 2026

Est. Owner Equity

\$395,450

Loan-to-Value

20%

TAX & ASSESSMENT

Property Tax	\$3,272 (2026)
Assessed Value	\$345,800
Previous Assessed	\$320,800
Assessor Market Value	\$345,800

PROPERTY FACTS

Property Type	Residential (General/Single)
County	BENTON
Lot (acres)	3.80
Heating	Forced Air With Air Conditioning
Cooling	None
Pool	No

CLIMATE RISK

100 FLOOD	43 WILDFIRE	54 HEAT	52 STORM	5 DROUGHT
--------------	----------------	------------	-------------	--------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 10, 2026	Resale	Warranty Deed	\$160,000	\$32	\$104K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sauk Rapids-Rice High School	High	9–12	5.2 mi
Sauk Rapids-Rice Middle School	Middle	6–8	5.7 mi
Mississippi Heights Elementary School	Elementary	KG–5	6.0 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 56379

103 CRIME INDEX	101 AIR POLLUTION	19,160 POPULATION	\$75K MEDIAN IN-COME	43°F AVG TEMP	58% SUNSHINE
---------------------------	-----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------