

Rural Residence

RESIDENTIAL

78 E RIVER SPUR

PRIEST RIVER, ID 83856

\$1,652,763 TopHap Estimate · \$554 / ft² · confidence 98 · as of Jul 14, 2026

4

BEDS

3

BATHS

2,985 ft²

LIVING AREA

18.33 ac

LOT SIZE

2008

YEAR BUILT

2

STORIES

10

ROOMS

4

PARKING

VALUATION

\$1.7M

\$1.6M low

\$1.7M high

Est. Owner Equity

\$0

Loan-to-Value

141%

TAX & ASSESSMENT

Property Tax

\$2,387 (2025)

Assessed Value

\$734,938

Previous Assessed

\$734,938

Assessor Market Value

\$734,938

PROPERTY FACTS

Property Type	Rural Residence
County	Bonner
Lot (acres)	18.33
Roof	Galvanized
Heating	Baseboard
Cooling	None
Fireplace	Yes
Garage	Mixed

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 5, 2022	Financing	Re-Recorded Document			\$1M
Apr 5, 2022	Financing	Warranty Deed			\$1M
Jan 7, 2021	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Priest River Lamanna High School	High	7–12	13.2 mi
Priest River Elementary School	Elementary	PK–6	13.4 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

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

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

OWNERSHIP

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