

Single Family Residence **RESIDENTIAL**

# 225 RIVER DR

APPLETON, WI 54915

**\$278,402** TopHap Estimate · \$160 / ft² · confidence 82 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**1,742 ft²**

LIVING AREA

**0.24 ac**

LOT SIZE

**1954**

YEAR BUILT

**1**

STORIES

**6**

ROOMS

## VALUATION

**\$278K**

\$228K low

\$329K high

Last Sale

**\$178,000 · Jul 10, 2009**

Est. Owner Equity

**\$80,202**

Loan-to-Value

**64%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,261 (2024) |
| Assessed Value        | \$292,400      |
| Assessor Market Value | \$331,100      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | OUTAGAMIE               |
| Lot (acres)   | 0.24                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Yes                     |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|----------------------|-----------|--------------------|--------|
| Apr 10, 2024 | Financing | Intrafamily Transfer |           |                    |        |
| Aug 31, 2018 | Resale    | Warranty Deed        | \$230,000 | \$132              |        |
| Jun 24, 2009 | Quitclaim | Quit Claim Transfer  |           |                    |        |
| May 30, 2007 | Resale    | Warranty Deed        | \$189,900 | \$109              | \$152K |

## ASSIGNED SCHOOLS

| SCHOOL                                   | LEVEL      | GRADES | DISTANCE |
|------------------------------------------|------------|--------|----------|
| Stephen Foster Elementary Charter School | Elementary | KG–5   | 0.6 mi   |
| James Madison Middle School              | Middle     | 6–8    | 1.4 mi   |
| Appleton East High School                | High       | 9–12   | 2.3 mi   |

District: Appleton Area 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 54915

|                                      |                                        |                                         |                                            |                                     |                                    |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|
| <div>80</div> <div>CRIME INDEX</div> | <div>67</div> <div>AIR POLLUTION</div> | <div>42,379</div> <div>POPULATION</div> | <div>\$85K</div> <div>MEDIAN IN-COME</div> | <div>45°F</div> <div>AVG TEMP</div> | <div>54%</div> <div>SUNSHINE</div> |
|--------------------------------------|----------------------------------------|-----------------------------------------|--------------------------------------------|-------------------------------------|------------------------------------|

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

OWNERSHIP

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