

Single Family Residence **RESIDENTIAL**

2449 DAWES PL

RIVER FALLS, WI 54022

\$183,856 TopHap Estimate · confidence 84 · as of Jul 14, 2026



VALUATION

\$184K

\$154K low

\$214K high

Last Sale

\$165,000 · Jun 1, 2018

Est. Owner Equity

\$183,856

TAX & ASSESSMENT

Property Tax	\$2,834 (2025)
Assessed Value	\$217,600
Previous Assessed	\$175,000
Assessor Market Value	\$217,600

PROPERTY FACTS

Property Type	Single Family Residence
County	St. Croix
Heating	None

CLIMATE RISK

1 FLOOD	27 WILDFIRE	57 HEAT	52 STORM	30 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 11, 2024	Financing	Transfer On Death Deed			
Jun 1, 2018	Resale	Warranty Deed	\$165,000		\$134K
Jun 22, 2009	Resale	Warranty Deed	\$138,800		\$142K
Dec 15, 2005	Resale	Warranty Deed	\$164,900		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Meyer Middle School	Middle	6–8	1.3 mi
Greenwood Elementary School	Elementary	KG–5	1.3 mi
River Falls High School	High	9–12	2.3 mi

District: River Falls 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 54022

104 CRIME INDEX	84 AIR POLLUTION	25,423 POPULATION	\$94K MEDIAN IN-COME	44°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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