

Single Family Residence

RESIDENTIAL

11986 W RADER DR

BOISE, ID 83713

\$676,656 TopHap Estimate · \$226 / ft² · confidence 97 · as of Jul 14, 2026



5

BEDS

3

BATHS

3,000 ft²

LIVING AREA

0.16 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$677K

\$655K low

\$698K high

Last Sale

\$437,500 · Feb 12, 2021

Est. Owner Equity

\$240,956

Loan-to-Value

67%

TAX & ASSESSMENT

Property Tax	\$2,595 (2025)
Assessed Value	\$578,500
Previous Assessed	\$551,100
Assessor Market Value	\$578,500

PROPERTY FACTS

Property Type	Single Family Residence
County	ADA
Lot (acres)	0.17
Roof	Composition Shingle
Heating	Yes
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Patio · 150 ft²

Porch · 36 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 5, 2021	Financing	Intrafamily Transfer			\$350K
Sep 14, 2020	Financing	Warranty Deed			\$373K
Mar 21, 2017	Recorded document	Warranty Deed			
Aug 13, 2013	Financing	Warranty Deed			\$156K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Centennial High School	High	9–12	0.3 mi
Joplin Elementary School	Elementary	PK–5	0.3 mi
Lowell Scott Middle School	Middle	6–8	1.0 mi

District: Meridian Joint School District 2

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 83713

68 CRIME INDEX	116 AIR POLLUTION	30,972 POPULATION	\$86K MEDIAN IN-COME	51°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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