

Single Family Residence **RESIDENTIAL**

# 178 RIVER DR

APPLETON, WI 54915

**\$574,505** TopHap Estimate · \$86 / ft<sup>2</sup> · confidence 88 · as of Jul 14, 2026



**4**

BEDS

**4.5**

BATHS

**6,714 ft<sup>2</sup>**

LIVING AREA

**1.19 ac**

LOT SIZE

**1931**

YEAR BUILT

**2**

STORIES

**14**

ROOMS

## VALUATION

**\$575K**

\$504K low

\$645K high

Last Sale

**\$518,329 · May 25, 2016**

Est. Owner Equity

**\$174,105**

Loan-to-Value

**78%**

## TAX & ASSESSMENT

|                       |                 |
|-----------------------|-----------------|
| Property Tax          | \$13,850 (2024) |
| Assessed Value        | \$956,100       |
| Previous Assessed     | \$916,100       |
| Assessor Market Value | \$1,082,600     |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Mansion                 |
| County        | OUTAGAMIE               |
| 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 |
|--------------|-----------|---------------------|-------|--------------------|------|
| May 20, 2016 | Quitclaim | Quit Claim Transfer |       |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                                   | LEVEL      | GRADES | DISTANCE |
|------------------------------------------|------------|--------|----------|
| Stephen Foster Elementary Charter School | Elementary | KG–5   | 0.6 mi   |
| James Madison Middle School              | Middle     | 6–8    | 1.5 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 | Owner occupied |
|-----------|----------------|