

Single Family Residence

RESIDENTIAL

1202 RUM RIVER DR SW

ISANTI, MN 55040

\$220,120

TopHap Estimate · \$158 / ft² · confidence 89 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,389 ft²

LIVING AREA

0.3 ac

LOT SIZE

2005

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$220K

\$195K low

\$245K high

Last Sale

\$212,000 · Aug 22, 2016

Est. Owner Equity

\$170,120

Loan-to-Value

22%

TAX & ASSESSMENT

Property Tax	\$4,100 (2025)
Assessed Value	\$331,600
Previous Assessed	\$331,600
Assessor Market Value	\$331,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Isanti
Lot (acres)	0.30
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air
Cooling	Central

Deck · 312 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 22, 2016	Resale	Grant Deed	\$212,000	\$153	
Feb 23, 2010	Non-arms-length	Warranty Deed	\$123,000	\$89	
Dec 9, 2005	Resale	Warranty Deed	\$221,353	\$159	
Dec 9, 2005	Resale	Warranty Deed	\$43,900	\$32	
Dec 9, 2005	Non-arms-length	Warranty Deed	\$221,353	\$159	
Dec 9, 2005	Non-arms-length	Warranty Deed	\$43,900	\$32	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Isanti Middle School	Middle	6–8	0.9 mi
Isanti Primary School	Elementary	EE–2	1.3 mi
Cambridge-Isanti High School	High	9–12	7.3 mi

District: Cambridge-Isanti Public 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 55040

118 CRIME INDEX	90 AIR POLLUTION	14,446 POPULATION	\$89K MEDIAN IN-COME	43°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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