

Single Family Residence **RESIDENTIAL**

# 612 S RUSSELL ST

CHAMPAIGN, IL 61821

**\$242,967** TopHap Estimate · \$265 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**1**

BATHS

**918 ft<sup>2</sup>**

LIVING AREA

**0.15 ac**

LOT SIZE

**1946**

YEAR BUILT

**1**

STORIES

**2**

PARKING

## VALUATION

**\$243K**

\$232K low

\$254K high

Last Sale

**\$168,000 · Aug 31, 2020**

Est. Owner Equity

**\$242,967**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,038 (2025) |
| Assessed Value        | \$77,850       |
| Previous Assessed     | \$69,390       |
| Assessor Market Value | \$233,550      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | CHAMPAIGN               |
| Lot (acres)   | 0.15                    |
| Heating       | Central                 |
| Garage        | Garage, Detached        |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                 | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|----------------------|-----------|--------|--------|
| May 26, 2026 | Quitclaim       | Quit Claim Transfer  |           |        |        |
| Aug 28, 2020 | Resale          | Warranty Deed        | \$168,000 | \$183  | \$134K |
| Jul 18, 2017 | Non-arms-length | Grant Deed           | \$155,000 | \$169  | \$124K |
| Jun 24, 2014 | Quitclaim       | Quit Claim Transfer  |           |        |        |
| Jan 17, 2012 | Financing       | Intrafamily Transfer |           |        | \$100K |
| May 5, 2008  | Quitclaim       | Quit Claim Transfer  |           |        |        |
| Jun 24, 2003 | Quitclaim       | Quit Claim Transfer  | \$52,000  | \$57   | \$80K  |

## ASSIGNED SCHOOLS

| SCHOOL                     | LEVEL      | GRADES | DISTANCE |
|----------------------------|------------|--------|----------|
| Westview Elementary School | Elementary | KG–5   | 0.1 mi   |
| Central High School        | High       | 9–12   | 0.9 mi   |
| Jefferson Middle School    | Middle     | 6–8    | 0.9 mi   |

District: Champaign Community Unit School District 4

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 61821

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>78</b><br>CRIME INDEX | <b>86</b><br>AIR POLLUTION | <b>31,352</b><br>POPULATION | <b>\$75K</b><br>MEDIAN IN-COME | <b>52°F</b><br>AVG TEMP | <b>56%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|