

Single Family Residence **RESIDENTIAL**

# 4256 RUSH LN

BETHALTO, IL 62010

**\$468,283** TopHap Estimate · \$256 / ft<sup>2</sup> · confidence 89 · as of Jul 14, 2026

**4**  
BEDS

**2**  
BATHS

**1,826 ft<sup>2</sup>**  
LIVING AREA

**5 ac**  
LOT SIZE

**1993**  
YEAR BUILT

**1**  
STORIES

**6**  
ROOMS

## VALUATION

**\$468K**

\$415K low

\$522K high

Last Sale

**\$425,000 · Apr 11, 2025**

Est. Owner Equity

**\$143,283**

Loan-to-Value

**71%**

## TAX & ASSESSMENT

Property Tax

**\$1,594 (2025)**

Assessed Value

**\$109,310**

Previous Assessed

**\$104,910**

Assessor Market Value

**\$327,930**

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | MADISON                 |
| Lot (acres)   | 5.00                    |
| Construction  | Frame (Unspecified)     |
| Heating       | Yes                     |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Garage        | Garage, Attached        |
| Pool          | No                      |

Patio · 1,128 ft²

## CLIMATE RISK

|            |                |            |             |              |
|------------|----------------|------------|-------------|--------------|
| 1<br>FLOOD | 33<br>WILDFIRE | 83<br>HEAT | 72<br>STORM | 4<br>DROUGHT |
|------------|----------------|------------|-------------|--------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                   | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|------------------------|-----------|--------|--------|
| Apr 11, 2025 | Resale    | Warranty Deed          | \$425,000 | \$233  | \$325K |
| Feb 8, 2024  | Financing | Transfer On Death Deed |           |        |        |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Alton High School         | High       | 9–12   | 5.2 mi   |
| Alton Middle School       | Middle     | 6–8    | 6.2 mi   |
| Lovejoy Elementary School | Elementary | KG–2   | 6.7 mi   |

District: Alton Community Unit School District 11

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 62010

|                           |                            |                             |                                |                         |                        |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>112</b><br>CRIME INDEX | <b>97</b><br>AIR POLLUTION | <b>10,805</b><br>POPULATION | <b>\$75K</b><br>MEDIAN IN-COME | <b>55°F</b><br>AVG TEMP | <b>59%</b><br>SUNSHINE |
|---------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|