

Single Family Residence **RESIDENTIAL**

# 1108 RADER RUN

BLOOMINGTON, IL 61704

**\$258,619** TopHap Estimate · \$113 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**2,289 ft<sup>2</sup>**

LIVING AREA

**0.11 ac**

LOT SIZE

**2001**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

**1**

PARKING

## VALUATION

**\$259K**

\$240K low

\$277K high

Last Sale

**\$160,500 · Jun 30, 2020**

Est. Owner Equity

**\$20,669**

Loan-to-Value

**93%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$6,223 (2024) |
| Assessed Value        | \$81,177       |
| Previous Assessed     | \$77,070       |
| Assessor Market Value | \$243,531      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| County        | MCLEAN                           |
| Lot (acres)   | 0.11                             |
| Construction  | Frame (Unspecified)              |
| Roof          | Asphalt                          |
| Heating       | Forced Air With Air Conditioning |
| Cooling       | Central                          |
| Fireplace     | Yes                              |
| Garage        | Garage, Attached                 |
| Pool          | No                               |
| View          | Lake Front                       |

Patio · 100 ft²

Greenhouse

## CLIMATE RISK

1

FLOOD

21

WILDFIRE

75

HEAT

73

STORM

46

DROUGHT

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED          | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------|-----------|--------|--------|
| May 28, 2026 | Financing | Mortgage      |           |        | \$238K |
| Jun 17, 2020 | Resale    | Warranty Deed | \$160,500 | \$70   | \$152K |
| Jul 16, 2015 | Resale    | Warranty Deed | \$148,500 | \$65   | \$146K |
| Jun 2, 2008  | Resale    | Warranty Deed | \$145,000 | \$63   | \$143K |

## ASSIGNED SCHOOLS

| SCHOOL                       | LEVEL      | GRADES | DISTANCE |
|------------------------------|------------|--------|----------|
| Normal Community High School | High       | 9–12   | 2.8 mi   |
| Benjamin Elementary School   | Elementary | KG–5   | 3.3 mi   |
| Evans Junior High School     | Middle     | 6–8    | 4.2 mi   |

District: McLean County Unit School District 5

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 61704

|                          |                            |                             |                                 |                         |                        |
|--------------------------|----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>62</b><br>CRIME INDEX | <b>88</b><br>AIR POLLUTION | <b>34,313</b><br>POPULATION | <b>\$101K</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 | Absentee owner |
|-----------|----------------|