

Rural Residence

RESIDENTIAL

49494 RIVER RD

RUSH CITY, MN 55069

\$401,000 TopHap Estimate · \$177 / ft² · confidence 81 · as of Jul 14, 2026

4

BEDS

2

BATHS

2,268 ft²

LIVING AREA

40 ac

LOT SIZE

1908

YEAR BUILT

2

STORIES

5

PARKING

VALUATION

\$401K

\$323K low

\$479K high

Last Sale

\$178,500 · Jul 30, 1996

Est. Owner Equity

\$218,503

Loan-to-Value

51%

TAX & ASSESSMENT

Property Tax

\$5,002 (2025)

Assessed Value

\$524,400

Assessor Market Value

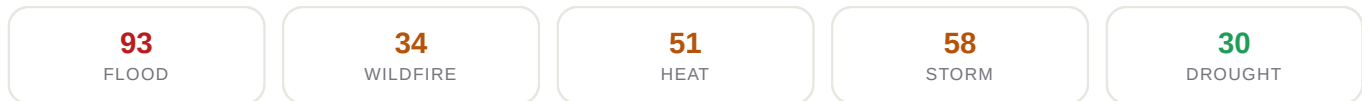
\$540,600

PROPERTY FACTS

Property Type	Rural Residence
County	Chisago
Lot (acres)	40.00
Roof	Composition Shingle
Heating	Hot Water
Garage	Garage, Detached

Shed · 320 ft²

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
C. E. Jacobson Elementary School	Elementary	EE–6	3.7 mi
Rush City High School	Middle	7–12	3.9 mi

District: Rush City 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 55069

158 CRIME INDEX	87 AIR POLLUTION	6,533 POPULATION	\$78K MEDIAN IN- COME	43°F AVG TEMP	57% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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