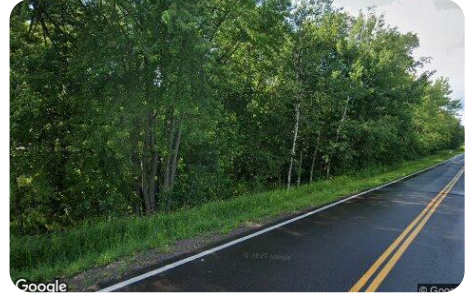


Single Family Residence **RESIDENTIAL**

48860 RIVER RD

RUSH CITY, MN 55069

\$212,096 TopHap Estimate · \$157 / ft² · confidence 91 · as of Jul 14, 2026



2
BEDS

1
BATHS

1,350 ft²
LIVING AREA

4.7 ac
LOT SIZE

2001
YEAR BUILT

2
STORIES

VALUATION

\$212K

\$193K low

\$231K high

Last Sale

\$18,000 · Apr 19, 2000

Est. Owner Equity

\$98,797

Loan-to-Value

55%

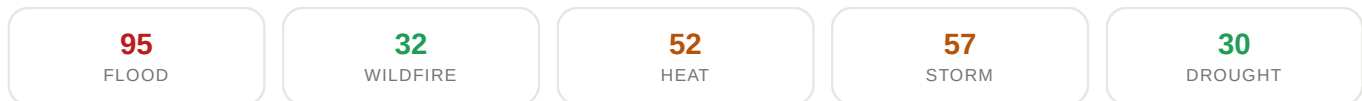
TAX & ASSESSMENT

Property Tax	\$3,166 (2025)
Assessed Value	\$294,400
Previous Assessed	\$314,000
Assessor Market Value	\$306,600

PROPERTY FACTS

Property Type	Single Family Residence
County	Chisago
Lot (acres)	4.70
Roof	Composition Shingle
Heating	Central
Cooling	Central

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	4.2 mi
Rush City High School	Middle	7–12	4.4 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
---------------------------------------	--	--	--	-------------------------------------	------------------------------------

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

| OWNERSHIP

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