

Single Family Residence **RESIDENTIAL**

1805 RACHELS RUN

LEXINGTON, KY 40509

\$521,761 TopHap Estimate · \$168 / ft² · confidence 98 · as of Jul 14, 2026



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5

BEDS

3.5

BATHS

3,108 ft²

LIVING AREA

0.16 ac

LOT SIZE

2014

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$522K

\$510K low

\$534K high

Last Sale

\$520,000 · Jun 11, 2026

Est. Owner Equity

\$53,761

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$4,676 (2025)
Assessed Value	\$378,100
Assessor Market Value	\$378,100

PROPERTY FACTS

Property Type	Single Family Residence
County	FAYETTE
Lot (acres)	0.16
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

22
FLOOD

24
WILDFIRE

84
HEAT

90
STORM

22
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 21, 2026	Resale	Deed	\$520,000	\$167	\$468K
May 17, 2021	Resale	Deed	\$378,100	\$122	\$340K
Jan 9, 2019	Resale	Deed	\$318,000	\$102	\$286K
Sep 30, 2014	Resale	Deed	\$273,309	\$88	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Garrett Morgan Elementary School	Elementary	PK–5	1.1 mi
Frederick Douglass High School	High	9–12	2.7 mi
Crawford Middle School	Middle	6–8	3.0 mi

District: Fayette County School District



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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 40509

68 CRIME INDEX	171 AIR POLLUTION	45,767 POPULATION	\$97K MEDIAN IN-COME	55°F AVG TEMP	55% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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