

Single Family Residence **RESIDENTIAL**

1862 RACHELS RUN

LEXINGTON, KY 40509

\$459,050 TopHap Estimate · \$216 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,127 ft²

LIVING AREA

0.2 ac

LOT SIZE

2015

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$459K

\$436K low

\$482K high

Est. Owner Equity

\$459,050

TAX & ASSESSMENT

Property Tax	\$5,008 (2025)
Assessed Value	\$405,000
Previous Assessed	\$405,000
Assessor Market Value	\$405,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Fayette
Lot (acres)	0.20
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

63 FLOOD	25 WILDFIRE	84 HEAT	90 STORM	22 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jul 28, 2023	Financing	Divorce/Dissolution of Marriage Transfer			
Aug 24, 2021	Resale	Deed	\$405,000	\$190	
Sep 7, 2018	Resale	Deed	\$325,000	\$153	
Dec 13, 2017	Resale	Deed	\$309,900	\$146	
Dec 1, 2015	Resale	Deed	\$279,094	\$131	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Garrett Morgan Elementary School	Elementary	PK–5	1.3 mi
Frederick Douglass High School	High	9–12	2.7 mi

Crawford Middle School	Middle	6–8	2.9 mi
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District: Fayette County 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 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	Owner occupied
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