

Single Family Residence **RESIDENTIAL**

1853 RACHELS RUN

LEXINGTON, KY 40509

\$460,352 TopHap Estimate · \$204 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,253 ft²

LIVING AREA

0.14 ac

LOT SIZE

2018

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$460K

\$443K low

\$478K high

Last Sale

\$405,000 · Aug 30, 2022

Est. Owner Equity

\$95,852

Loan-to-Value

79%

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)	0.14
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

CLIMATE RISK

26 FLOOD	24 WILDFIRE	84 HEAT	90 STORM	22 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 30, 2022	Resale	Deed	\$405,000	\$180	\$365K
Jul 5, 2018	Resale	Deed	\$307,312	\$136	\$237K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Garrett Morgan Elementary School	Elementary	PK–5	1.2 mi
Frederick Douglass High School	High	9–12	2.6 mi
Crawford Middle School	Middle	6–8	2.9 mi

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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