

Single Family Residence **RESIDENTIAL**

# 16840 STATE ROUTE 854

RUSH, KY 41168

**\$89,422** TopHap Estimate · \$93 / ft<sup>2</sup> · confidence 87 · as of Jul 14, 2026



**3**

BEDS

**2**

BATHS

**960 ft<sup>2</sup>**

LIVING AREA

**1,307 ft<sup>2</sup>**

LOT SIZE

**2**

STORIES

**8**

ROOMS

**1**

PARKING

## VALUATION

**\$89K**

\$78K low

\$101K high

Last Sale

**\$16,750 · Sep 10, 2019**

Est. Owner Equity

**\$89,422**

## TAX & ASSESSMENT

|                       |              |
|-----------------------|--------------|
| Property Tax          | \$720 (2025) |
| Assessed Value        | \$48,600     |
| Previous Assessed     | \$48,600     |
| Assessor Market Value | \$48,600     |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | Boyd                    |
| Lot (acres)   | 0.03                    |
| Construction  | Frame (Unspecified)     |
| Foundation    | Block (Unspecified)     |
| Roof          | Composition Shingle     |
| Heating       | Space                   |
| Cooling       | Wall Unit               |
| Fireplace     | Yes                     |

Porch · 224 ft²

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED                  | PRICE    | \$/FT² | LOAN  |
|--------------|--------|-----------------------|----------|--------|-------|
| Aug 13, 2019 | Resale | Special Warranty Deed | \$16,750 | \$17   |       |
| Dec 11, 2009 | Resale | Deed                  | \$65,000 | \$68   | \$68K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Ponderosa Elementary School | Elementary | KG–5   | 5.3 mi   |
| Boyd County High School     | High       | 9–12   | 5.4 mi   |
| Boyd County Middle School   | Middle     | 6–8    | 8.9 mi   |

District: Boyd 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 41168

|                          |                             |                            |                                |                         |                        |
|--------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>51</b><br>CRIME INDEX | <b>160</b><br>AIR POLLUTION | <b>2,737</b><br>POPULATION | <b>\$87K</b><br>MEDIAN IN-COME | <b>54°F</b><br>AVG TEMP | <b>55%</b><br>SUNSHINE |
|--------------------------|-----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Absentee owner</b> |
|-----------|-----------------------|