

Single Family Residence

RESIDENTIAL

406 RUM RIVER DR NW

ISANTI, MN 55040

\$186,179 TopHap Estimate · \$141 / ft² · confidence 88 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,316 ft²

LIVING AREA

0.35 ac

LOT SIZE

2002

YEAR BUILT

2

STORIES

8

ROOMS

VALUATION

\$186K

\$164K low

\$208K high

Last Sale

\$137,500 · Aug 23, 2012

Est. Owner Equity

\$186,179

TAX & ASSESSMENT

Property Tax	\$3,792 (2025)
Assessed Value	\$309,400
Previous Assessed	\$309,400
Assessor Market Value	\$309,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	Isanti
Lot (acres)	0.35
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air
Cooling	Central

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 23, 2012	Resale	Warranty Deed	\$137,500	\$104	
Aug 12, 2005	Resale	Grant Deed	\$210,000	\$160	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Isanti Middle School	Middle	6–8	0.3 mi
Isanti Primary School	Elementary	EE–2	0.6 mi
Cambridge-Isanti High School	High	9–12	6.2 mi

District: Cambridge-Isanti 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 55040

118 CRIME INDEX	90 AIR POLLUTION	14,446 POPULATION	\$89K MEDIAN IN-COME	43°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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