

Rural Residence

RESIDENTIAL

# 51821 RIVER RD

RUSH CITY, MN 55069

**\$393,639** TopHap Estimate · \$168 / ft<sup>2</sup> · confidence 69 · as of Jul 14, 2026

4

BEDS

2

BATHS

2,340 ft<sup>2</sup>

LIVING AREA

20 ac

LOT SIZE

1946

YEAR BUILT

2

STORIES

## VALUATION

\$394K

\$271K low

\$516K high

Est. Owner Equity

\$393,639

## TAX & ASSESSMENT

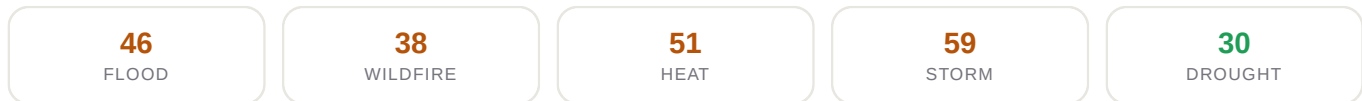
|                       |                |
|-----------------------|----------------|
| Property Tax          | \$3,034 (2025) |
| Assessed Value        | \$360,100      |
| Previous Assessed     | \$369,200      |
| Assessor Market Value | \$360,100      |

## PROPERTY FACTS

|               |                     |
|---------------|---------------------|
| Property Type | Rural Residence     |
| County        | Chisago             |
| Lot (acres)   | 20.00               |
| Roof          | Composition Shingle |
| Heating       | Central             |
| Cooling       | Central             |

Shed · 100 ft²

## CLIMATE RISK



Scores 0–100; higher = greater projected risk.

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| C. E. Jacobson Elementary School | Elementary | EE–6   | 4.0 mi   |
| Rush City High School            | Middle     | 7–12   | 4.2 mi   |

District: Rush City 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 55069

|                           |                            |                            |                                |                         |                        |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|
| <b>158</b><br>CRIME INDEX | <b>87</b><br>AIR POLLUTION | <b>6,533</b><br>POPULATION | <b>\$78K</b><br>MEDIAN IN-COME | <b>43°F</b><br>AVG TEMP | <b>57%</b><br>SUNSHINE |
|---------------------------|----------------------------|----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Owner occupied |
|-----------|----------------|