

Single Family Residence **RESIDENTIAL**

# 12692 ROSSAVEAL WAY

LEMONT, IL 60439

**\$655,620** TopHap Estimate · \$266 / ft<sup>2</sup> · confidence 92 · as of Jul 14, 2026



**4**  
BEDS

**2.5**  
BATHS

**2,465 ft<sup>2</sup>**  
LIVING AREA

**0.19 ac**  
LOT SIZE

**2024**  
YEAR BUILT

**2**  
STORIES

**9**  
ROOMS

## VALUATION

**\$656K**

\$603K low

\$709K high

Last Sale

**\$754,500 · Jun 15, 2026**

Est. Owner Equity

**\$655,620**

## TAX & ASSESSMENT

|                       |           |
|-----------------------|-----------|
| Assessed Value        | \$68,000  |
| Previous Assessed     | \$89,413  |
| Assessor Market Value | \$680,000 |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | COOK                    |
| Lot (acres)   | 0.19                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Asphalt                 |
| Heating       | Yes                     |
| Cooling       | Central                 |
| Fireplace     | Yes                     |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE            | DEED                  | PRICE     | \$/FT² | LOAN   |
|--------------|-----------------|-----------------------|-----------|--------|--------|
| Jun 8, 2026  | Non-arms-length | Special Warranty Deed | \$754,500 | \$306  |        |
| Feb 20, 2026 | Resale          | Special Warranty Deed | \$719,500 | \$292  |        |
| Mar 13, 2026 | Resale          | Special Warranty Deed | \$739,500 | \$300  |        |
| Jan 15, 2026 | Resale          | Special Warranty Deed | \$675,000 | \$274  |        |
| Feb 12, 2026 | Resale          | Special Warranty Deed | \$683,000 | \$277  |        |
| Feb 17, 2026 | Resale          | Special Warranty Deed | \$891,000 | \$361  | \$611K |
| Feb 4, 2026  | Resale          | Special Warranty Deed | \$736,500 | \$299  |        |
| Dec 22, 2025 | Resale          | Special Warranty Deed | \$803,000 | \$326  |        |
| Nov 17, 2025 | Resale          | Special Warranty Deed | \$697,000 | \$283  | \$558K |
| Oct 10, 2025 | Resale          | Special Warranty Deed | \$710,000 | \$288  | \$752K |
| Nov 3, 2025  | Resale          | Special Warranty Deed | \$802,000 | \$325  | \$752K |
| Sep 18, 2025 | Resale          | Special Warranty Deed | \$640,500 | \$260  | \$327K |
| May 7, 2025  | Resale          | Special Warranty Deed | \$700,500 | \$284  |        |
| Apr 30, 2025 | Resale          | Special Warranty Deed | \$715,000 | \$290  |        |
| Sep 27, 2024 | Resale          | Special Warranty Deed | \$606,500 | \$246  | \$546K |

**NEIGHBORHOOD · ZIP 60439**

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>38</b><br>CRIME INDEX | <b>108</b><br>AIR POLLUTION | <b>25,154</b><br>POPULATION | <b>\$127K</b><br>MEDIAN IN-COME | <b>49°F</b><br>AVG TEMP | <b>54%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

**OWNERSHIP**

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