

Single Family Residence **RESIDENTIAL**

102 FOREST AVE

RIVER FOREST, IL 60305

\$729,743 TopHap Estimate · \$405 / ft² · confidence 96 · as of Jul 14, 2026



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BEDS

3

BATHS

1,800 ft²

LIVING AREA

0.21 ac

LOT SIZE

1927

YEAR BUILT

1

STORIES

6

ROOMS

2

PARKING

VALUATION

\$730K

\$697K low

\$762K high

Last Sale

\$380,000 · Jan 21, 2014

Est. Owner Equity

\$729,743

TAX & ASSESSMENT

Property Tax	\$13,544 (2023)
Assessed Value	\$55,442
Previous Assessed	\$55,442
Assessor Market Value	\$554,420

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	Cook
Lot (acres)	0.21
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

CLIMATE RISK

1 FLOOD	1 WILDFIRE	68 HEAT	65 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 24, 2024	Financing	Intrafamily Transfer			
Dec 24, 2013	Resale	Grant Deed	\$380,000	\$211	
Jun 28, 2013	Recorded document	Trustees Deed			
Jun 4, 2007	Resale	Grant Deed	\$580,000	\$322	\$435K
Aug 26, 2004	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.5 mi
Roosevelt School	Middle	5–8	0.9 mi

Oak Park & River Forest High School	High	9–12	1.8 mi
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District: Oak Park and River Forest District 200



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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 60305

29 CRIME INDEX	133 AIR POLLUTION	11,189 POPULATION	\$152K MEDIAN IN-COME	50°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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