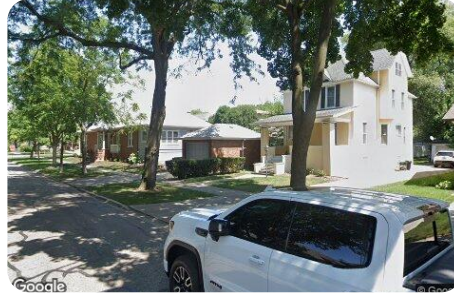
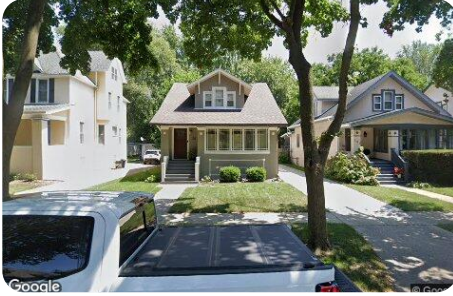


Single Family Residence **RESIDENTIAL**

131 ASHLAND AVE

RIVER FOREST, IL 60305

\$841,778 TopHap Estimate · \$362 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,324 ft²

LIVING AREA

0.17 ac

LOT SIZE

1919

YEAR BUILT

2

STORIES

7

ROOMS

1

PARKING

VALUATION

\$842K

\$779K low

\$905K high

Last Sale

\$596,000 · Aug 3, 2020

Est. Owner Equity

\$364,978

Loan-to-Value

59%

TAX & ASSESSMENT

Property Tax	\$16,152 (2023)
Assessed Value	\$59,000
Previous Assessed	\$59,000
Assessor Market Value	\$590,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cook
Lot (acres)	0.17
Roof	Composition Shingle
Heating	Hot Water
Cooling	None
Garage	Garage, Detached

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
May 27, 2020	Resale	Warranty Deed	\$596,000	\$256	\$477K
Aug 17, 2007	Resale	Warranty Deed	\$591,000	\$254	\$473K
Jul 18, 2002	Resale	Grant Deed	\$360,000	\$155	\$288K
Jul 13, 2000	Resale	Grant Deed	\$319,000	\$137	\$253K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.5 mi
Roosevelt School	Middle	5–8	0.7 mi
Oak Park & River Forest High School	High	9–12	1.5 mi

District: Oak Park and River Forest District 200

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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