

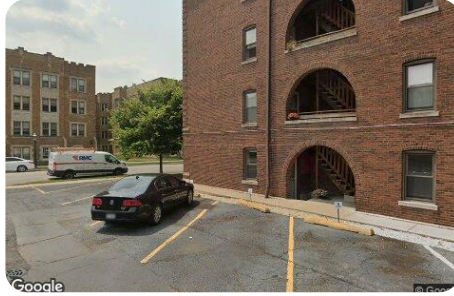
Condominium

RESIDENTIAL

56 FOREST AVE

RIVERSIDE, IL 60546

\$153,351 TopHap Estimate · \$248 / ft² · confidence 81 · as of Jun 23, 2026



1

BEDS

1

BATHS

618 ft²

LIVING AREA

0.53 ac

LOT SIZE

1925

YEAR BUILT

VALUATION

\$153K

\$124K low

\$182K high

Last Sale

\$130,000 · May 10, 2024

Est. Owner Equity

\$153,351

TAX & ASSESSMENT

Property Tax	\$2,179 (2023)
Assessed Value	\$10,129
Previous Assessed	\$10,129
Assessor Market Value	\$101,290

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	COOK
Lot (acres)	0.53
Pool	No

CLIMATE RISK

1 FLOOD	1 WILDFIRE	70 HEAT	68 STORM	45 DROUGHT
------------	---------------	------------	-------------	---------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 21, 2024	Resale	Warranty Deed	\$130,000	\$210	
Jan 13, 2010	Financing	Mortgage			\$1.7M
Mar 20, 2008	Resale	Warranty Deed	\$141,000	\$228	\$134K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Central Elementary School	Elementary	PK–5	0.1 mi
Hauser Junior High School	Middle	6–8	0.1 mi
Riverside Brookfield High School	High	9–12	0.5 mi

District: Riverside Brookfield Township School District 208

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 60546

50 CRIME INDEX	127 AIR POLLUTION	17,001 POPULATION	\$106K MEDIAN IN-COME	50°F AVG TEMP	54% SUNSHINE
--------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Absentee owner
-----------	-----------------------