

Condominium

RESIDENTIAL

1535 PARK AVE

RIVER FOREST, IL 60305

\$363,622

TopHap Estimate · \$208 / ft² · confidence 88 · as of Jul 14, 2026



2

BEDS

2

BATHS

1,750 ft²

LIVING AREA

0.42 ac

LOT SIZE

1966

YEAR BUILT

5

ROOMS

VALUATION

\$364K

\$319K low

\$408K high

Last Sale

\$330,000 · Sep 30, 2024

Est. Owner Equity

\$115,372

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$6,824 (2023)
Assessed Value	\$24,928
Previous Assessed	\$24,928
Assessor Market Value	\$249,280

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	COOK
Lot (acres)	0.42
Heating	Forced Air With Air Conditioning
Cooling	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK

48 FLOOD	1 WILDFIRE	66 HEAT	64 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

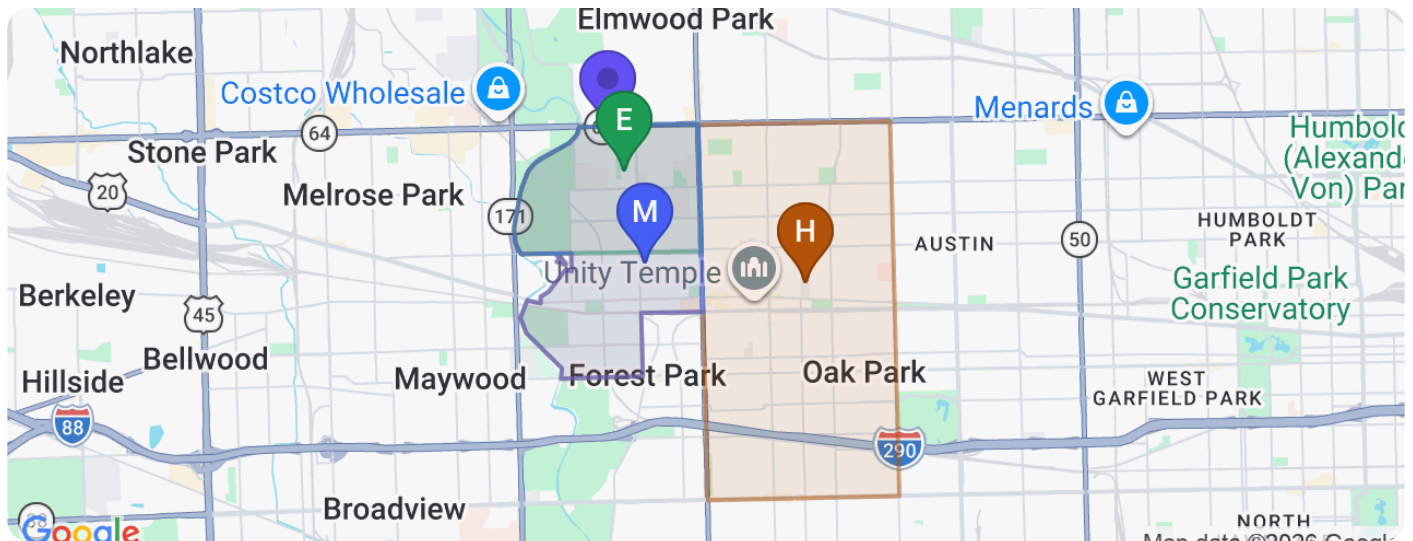
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 22, 2026	Financing	Mortgage			\$248K
Sep 24, 2024	Non-arms-length	Warranty Deed	\$330,000	\$189	
Jun 7, 2017	Resale	Warranty Deed	\$229,000	\$131	\$183K
Mar 19, 2010	Resale	Grant Deed	\$120,000	\$69	\$60K
Dec 16, 1997	Resale	Grant Deed	\$135,000	\$77	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Willard Elementary School	Elementary	PK–4	0.3 mi
Roosevelt School	Middle	5–8	1.1 mi
Oak Park & River Forest High School	High	9–12	2.0 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	Absentee owner
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