

Single Family Residence **RESIDENTIAL**

# 804 RIDGEWOOD DR

ROUND LAKE, IL 60073

**\$269,861** TopHap Estimate · \$302 / ft<sup>2</sup> · confidence 93 · as of Jul 14, 2026



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**4**

BEDS

**2**

BATHS

**894 ft<sup>2</sup>**

LIVING AREA

**0.35 ac**

LOT SIZE

**1986**

YEAR BUILT

**1**

STORIES

**5**

PARKING

## VALUATION

**\$270K**

**\$250K low**

**\$289K high**

Last Sale

**\$325,000 · Sep 5, 2024**

Est. Owner Equity

**\$269,861**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$5,644 (2024) |
| Assessed Value        | \$72,928       |
| Previous Assessed     | \$63,744       |
| Assessor Market Value | \$218,806      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Raised Ranch            |
| County        | Lake                    |
| Lot (acres)   | 0.35                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Composition Shingle     |
| Heating       | Forced Air              |
| Cooling       | Yes                     |
| Garage        | Mixed                   |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED                 | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-------------------|----------------------|-----------|--------------------|--------|
| Aug 12, 2024 | Resale            | Warranty Deed        | \$325,000 | \$364              | \$33K  |
| Dec 13, 2013 | Resale            | Grant Deed           | \$115,000 | \$129              | \$92K  |
| Dec 18, 2012 | Recorded document | Trustees Deed        |           |                    |        |
| May 30, 2006 | Recorded document | Warranty Deed        |           |                    |        |
| May 30, 2006 | Financing         | Intrafamily Transfer |           |                    | \$100K |

## ASSIGNED SCHOOLS

| SCHOOL                      | LEVEL      | GRADES | DISTANCE |
|-----------------------------|------------|--------|----------|
| Round Lake High School      | High       | 9–12   | 0.3 mi   |
| John T. Magee Middle School | Middle     | 6–8    | 0.4 mi   |
| Village Elementary School   | Elementary | 1–5    | 1.0 mi   |

District: Round Lake Community Unit School District 116



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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 60073

|                          |                            |                             |                                |                         |                        |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>80</b><br>CRIME INDEX | <b>91</b><br>AIR POLLUTION | <b>55,828</b><br>POPULATION | <b>\$83K</b><br>MEDIAN IN-COME | <b>48°F</b><br>AVG TEMP | <b>54%</b><br>SUNSHINE |
|--------------------------|----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|