

Single Family Residence **RESIDENTIAL**

2425 FOREST AVE

NORTH RIVERSIDE, IL 60546

\$303,328 TopHap Estimate · \$346 / ft² · confidence 94 · as of Jul 14, 2026



2

BEDS

1

BATHS

876 ft²

LIVING AREA

3,750 ft²

LOT SIZE

1953

YEAR BUILT

1

STORIES

4

ROOMS

1

PARKING

VALUATION

\$303K

\$285K low

\$322K high

Last Sale

\$165,000 · Dec 5, 2011

Est. Owner Equity

\$171,328

Loan-to-Value

47%

TAX & ASSESSMENT

Property Tax	\$5,697 (2023)
Assessed Value	\$23,784
Previous Assessed	\$23,784
Assessor Market Value	\$237,840

PROPERTY FACTS

Property Type	Single Family Residence
County	Cook
Lot (acres)	0.09
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Forced Air
Cooling	None
Garage	Garage, Detached

CLIMATE RISK

1 FLOOD	4 WILDFIRE	69 HEAT	67 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 29, 2011	Resale	Grant Deed	\$165,000	\$188	\$132K
Feb 8, 2002	Quitclaim	Quit Claim Transfer			
May 11, 1999	Resale	Grant Deed	\$134,000	\$153	\$133K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ames Elementary School	Elementary	PK–5	0.3 mi
Hauser Junior High School	Middle	6–8	1.0 mi
Riverside Brookfield High School	High	9–12	1.3 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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