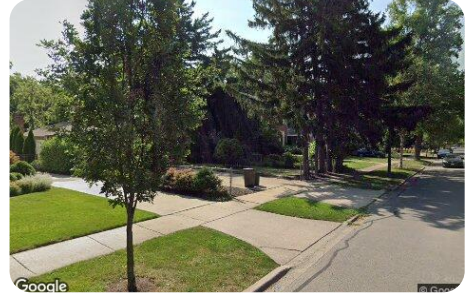
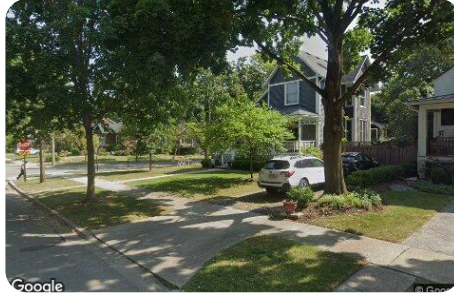


Single Family Residence **RESIDENTIAL**

627 FOREST AVE

RIVER FOREST, IL 60305

\$1,177,397 TopHap Estimate · \$454 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

4

BATHS

2,592 ft²

LIVING AREA

0.21 ac

LOT SIZE

1911

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.2M high

Last Sale

\$650,000 · Feb 6, 2018

Est. Owner Equity

\$13,183

Loan-to-Value

101%

TAX & ASSESSMENT

Property Tax	\$19,762 (2023)
Assessed Value	\$75,502
Previous Assessed	\$75,502
Assessor Market Value	\$755,020

PROPERTY FACTS

Property Type	Single Family Residence
Style	Old Style
County	Cook
Lot (acres)	0.20
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Hot Water
Cooling	Central
Fireplace	Yes
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
Sep 14, 2021	Financing	Transfer On Death Deed			
Jan 25, 2018	Resale	Warranty Deed	\$650,000	\$251	\$1.2M
Nov 29, 2017	Recorded document	Grant Deed			
Oct 23, 2015	Resale	Grant Deed	\$404,000	\$156	\$417K
Oct 1, 2014	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.2 mi
Roosevelt School	Middle	5–8	0.4 mi

Oak Park & River Forest High School	High	9–12	1.7 mi
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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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