

Single Family Residence

RESIDENTIAL

2201 FOREST AVE

NORTH RIVERSIDE, IL 60546

\$351,561 TopHap Estimate · \$366 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2

BATHS

960 ft²

LIVING AREA

0.1 ac

LOT SIZE

1953

YEAR BUILT

1

STORIES

4

ROOMS

2

PARKING

VALUATION

\$352K

\$336K low

\$367K high

Last Sale

\$300,000 · Nov 15, 2022

Est. Owner Equity

\$81,561

Loan-to-Value

81%

TAX & ASSESSMENT

Property Tax	\$8,071 (2023)
Assessed Value	\$29,000
Previous Assessed	\$29,000
Assessor Market Value	\$290,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Cook
Lot (acres)	0.10
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Garage	Garage, Detached

CLIMATE RISK

1 FLOOD	1 WILDFIRE	69 HEAT	67 STORM	45 DROUGHT
-------------------	----------------------	-------------------	--------------------	----------------------

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 1, 2022	Resale	Warranty Deed	\$300,000	\$313	\$270K
Jan 11, 2016	Resale	Warranty Deed	\$227,500	\$237	\$216K
Jul 20, 2015	Resale	Grant Deed	\$63,500	\$66	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ames Elementary School	Elementary	PK–5	0.7 mi
Hauser Junior High School	Middle	6–8	1.4 mi
Riverside Brookfield High School	High	9–12	1.6 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	Owner occupied
-----------	-----------------------