

Single Family Residence **RESIDENTIAL**

735 MONROE AVE

RIVER FOREST, IL 60305

\$1,072,840 TopHap Estimate · \$446 / ft² · confidence 93 · as of Jul 14, 2026



6

BEDS

2

BATHS

2,406 ft²

LIVING AREA

0.2 ac

LOT SIZE

1923

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$1.1M

\$997K low

\$1.1M high

Last Sale

\$750,500 · Aug 5, 2015

Est. Owner Equity

\$1,072,840

TAX & ASSESSMENT

Property Tax	\$17,799 (2023)
Assessed Value	\$68,332
Previous Assessed	\$68,332
Assessor Market Value	\$683,320

PROPERTY FACTS

Property Type	Single Family Residence
County	Cook
Lot (acres)	0.20
Roof	Composition Shingle
Heating	Hot Water
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached

CLIMATE RISK

1 FLOOD	1 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
Jun 12, 2015	Resale	Grant Deed	\$750,500	\$312	\$560K
May 1, 2015	Resale	Warranty Deed	\$750,500	\$312	
Oct 14, 2014	Resale	Grant Deed	\$725,000	\$301	\$230K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roosevelt School	Middle	5–8	0.2 mi
Lincoln Elementary School	Elementary	PK–4	0.5 mi
Oak Park & River Forest High School	High	9–12	1.2 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	Owner occupied
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