

Single Family Residence **RESIDENTIAL**

13603 S RIDGEWAY AVE

ROBBINS, IL 60472

\$43,977 TopHap Estimate · \$92 / ft² · confidence 89 · as of Jul 14, 2026



2

BEDS

1

BATHS

480 ft²

LIVING AREA

3,075 ft²

LOT SIZE

1943

YEAR BUILT

1

STORIES

3

ROOMS

VALUATION

\$44K

\$39K low

\$49K high

Last Sale

\$5,000 · Feb 5, 2024

Est. Owner Equity

\$43,977

TAX & ASSESSMENT

Property Tax	\$2,395 (2023)
Assessed Value	\$6,500
Previous Assessed	\$6,499
Assessor Market Value	\$65,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Cook
Lot (acres)	0.07
Construction	Frame (Unspecified)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	None
Garage	Garage, Detached

CLIMATE RISK

49
FLOOD

1
WILDFIRE

72
HEAT

77
STORM

40
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 22, 2024	Resale	Special Warranty Deed	\$5,000	\$10	
Jul 20, 2023	Financing	Deed In Lieu Of Foreclosure			
Jul 29, 1998	Quitclaim	Quit Claim Transfer			\$25K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Kellar School	Middle	6–8	0.8 mi
Childs Elementary School	Elementary	KG–3	0.8 mi
Harold L. Richards High School	High	9–12	4.4 mi

District: Posen-Robbins Elementary School District 143-5

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 60472

150 CRIME INDEX	103 AIR POLLUTION	4,965 POPULATION	\$51K 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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