

Single Family Residence

RESIDENTIAL

37 RIVER RIDGE DR

SLEEPY HOLLOW, IL 60118

\$678,913 TopHap Estimate · \$179 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

3,792 ft²

LIVING AREA

0.73 ac

LOT SIZE

1996

YEAR BUILT

2

STORIES

10

ROOMS

3

PARKING

VALUATION

\$679K

\$629K low

\$729K high

Last Sale

\$660,000 · Nov 14, 2025

Est. Owner Equity

\$216,913

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$16,163 (2025)
Assessed Value	\$234,901
Previous Assessed	\$214,678
Assessor Market Value	\$704,985

PROPERTY FACTS

Property Type	Single Family Residence
County	KANE
Lot (acres)	0.73
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 31, 2025	Resale	Deed	\$660,000	\$174	\$462K
Jan 19, 2023	Resale	Deed	\$635,000	\$167	\$572K
Jul 18, 2011	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sleepy Hollow Elementary School	Elementary	KG–5	0.6 mi
Dundee Middle School	Middle	6–8	2.6 mi
Dundee-Crown High School	High	9–12	3.7 mi

District: Community Unit School District 300

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.

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 NEIGHBORHOOD · ZIP 60118

128 CRIME INDEX	117 AIR POLLUTION	19,524 POPULATION	\$105K MEDIAN IN-COME	48°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

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 OWNERSHIP

Occupancy	Owner occupied
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