

Single Family Residence **RESIDENTIAL**

188 RIVER DR

TROUT VALLEY, IL 60013

\$568,746 TopHap Estimate · \$262 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

3

BATHS

2,174 ft²

LIVING AREA

0.96 ac

LOT SIZE

1964

YEAR BUILT

1

STORIES

VALUATION

\$569K

\$534K low

\$603K high

Est. Owner Equity

\$468,746

Loan-to-Value

19%

TAX & ASSESSMENT

Property Tax	\$12,649 (2024)
Assessed Value	\$174,229
Previous Assessed	\$155,826
Assessor Market Value	\$522,687

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	McHenry
Lot (acres)	0.96
Heating	Hot Water

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 11, 2011	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Briargate Elementary School	Elementary	1–5	0.3 mi
Cary-Grove High School	High	9–12	1.5 mi
Cary Junior High School	Middle	6–8	2.1 mi

District: Community High School District 155

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 60013

65 CRIME INDEX	110 AIR POLLUTION	25,325 POPULATION	\$121K MEDIAN IN-COME	48°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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