

Single Family Residence **RESIDENTIAL**

1003 FOREST AVE

RIVER FOREST, IL 60305

\$797,920 TopHap Estimate · \$448 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,781 ft²

LIVING AREA

0.23 ac

LOT SIZE

1951

YEAR BUILT

1

STORIES

7

ROOMS

2

PARKING

VALUATION

\$798K

\$750K low

\$846K high

Last Sale

\$430,000 · Apr 25, 2016

Est. Owner Equity

\$434,920

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$15,331 (2023)
Assessed Value	\$56,000
Previous Assessed	\$56,000
Assessor Market Value	\$560,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	Cook
Lot (acres)	0.23
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Forced Air
Cooling	None
Fireplace	Yes
Garage	Garage, Attached

CLIMATE RISK

1 FLOOD	1 WILDFIRE	68 HEAT	65 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 28, 2016	Resale	Grant Deed	\$430,000	\$241	\$363K
Sep 12, 2013	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Willard Elementary School	Elementary	PK–4	0.4 mi
Roosevelt School	Middle	5–8	0.5 mi
Oak Park & River Forest High School	High	9–12	1.8 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	Absentee owner
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