

Condominium

RESIDENTIAL

1531 MONROE AVE

RIVER FOREST, IL 60305

\$211,474 TopHap Estimate · confidence 92 · as of Jul 14, 2026



0.49 ac
LOT SIZE

1953
YEAR BUILT

VALUATION

\$211K

\$195K low

\$228K high

Est. Owner Equity

\$211,474

TAX & ASSESSMENT

Property Tax

\$177 (2023)

Assessed Value

\$647

Previous Assessed	\$647
Assessor Market Value	\$6,470

PROPERTY FACTS

Property Type	Condominium
Style	Condo/Apartment
County	COOK
Lot (acres)	0.49
Pool	No

CLIMATE RISK

39 FLOOD	1 WILDFIRE	67 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 22, 2015	Financing	Grant Deed			\$95K
Jun 18, 2014	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Willard Elementary School	Elementary	PK–4	0.4 mi
Roosevelt School	Middle	5–8	1.1 mi
Oak Park & River Forest High School	High	9–12	1.7 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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