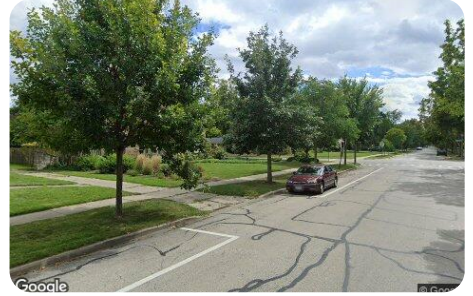
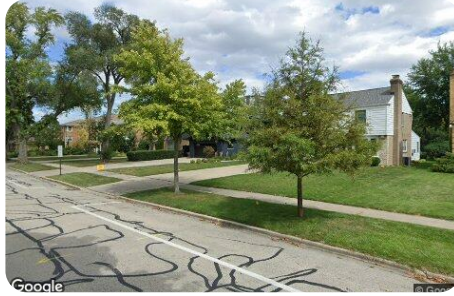


Single Family Residence **RESIDENTIAL**

1509 WILLIAM ST

RIVER FOREST, IL 60305

\$622,072 TopHap Estimate · \$336 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

1,850 ft²

LIVING AREA

0.28 ac

LOT SIZE

1948

YEAR BUILT

2

STORIES

7

ROOMS

1

PARKING

VALUATION

\$622K

\$584K low

\$660K high

Last Sale

\$600,000 · Jun 11, 2025

Est. Owner Equity

\$142,072

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$16,065 (2023)
Assessed Value	\$62,001
Previous Assessed	\$61,999
Assessor Market Value	\$620,010

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cook
Lot (acres)	0.28
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached

CLIMATE RISK

10 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 5, 2025	Resale	Deed	\$600,000	\$324	\$480K
Oct 1, 2005	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Willard Elementary School	Elementary	PK–4	0.5 mi
Roosevelt School	Middle	5–8	1.0 mi
Oak Park & River Forest High School	High	9–12	1.6 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	Owner occupied
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