

Single Family Residence **RESIDENTIAL**

727 THATCHER AVE

RIVER FOREST, IL 60305

\$732,805 TopHap Estimate · \$436 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

3

BATHS

1,680 ft²

LIVING AREA

0.21 ac

LOT SIZE

1913

YEAR BUILT

2

STORIES

7

ROOMS

1

PARKING

VALUATION

\$733K

\$683K low

\$782K high

Last Sale

\$480,000 · Oct 29, 2019

Est. Owner Equity

\$259,805

Loan-to-Value

72%

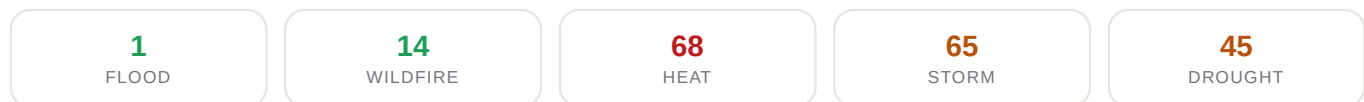
TAX & ASSESSMENT

Property Tax	\$13,511 (2023)
Assessed Value	\$52,670
Previous Assessed	\$52,670
Assessor Market Value	\$526,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Old Style
County	Cook
Lot (acres)	0.21
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	None
Fireplace	Yes
Garage	Garage, Detached

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 23, 2019	Resale	Warranty Deed	\$480,000	\$286	\$456K
Nov 19, 2015	Quitclaim	Quit Claim Transfer			
Sep 14, 2009	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.4 mi
Roosevelt School	Middle	5–8	0.6 mi
Oak Park & River Forest High School	High	9–12	1.9 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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