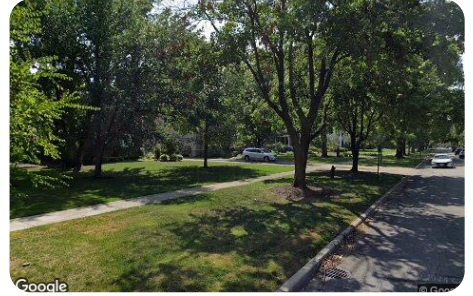
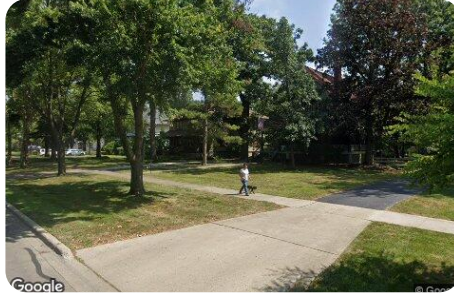


Single Family Residence **RESIDENTIAL**

615 THATCHER AVE

RIVER FOREST, IL 60305

\$1,646,522 TopHap Estimate · \$431 / ft² · confidence 95 · as of Jul 14, 2026



5

BEDS

3

BATHS

3,820 ft²

LIVING AREA

0.38 ac

LOT SIZE

1869

YEAR BUILT

2

STORIES

9

ROOMS

2

PARKING

VALUATION

\$1.6M

\$1.6M low

\$1.7M high

Last Sale

\$1,140,000 · Apr 22, 2021

Est. Owner Equity

\$734,522

Loan-to-Value

54%

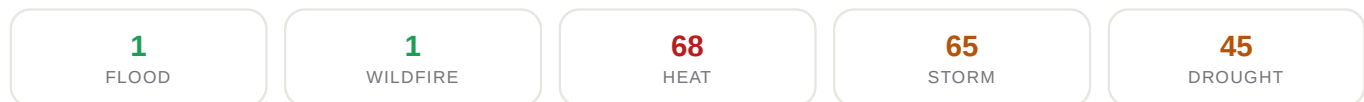
TAX & ASSESSMENT

Property Tax	\$30,114 (2023)
Assessed Value	\$110,000
Previous Assessed	\$110,000
Assessor Market Value	\$1,100,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Cook
Lot (acres)	0.38
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Hot Water
Cooling	None
Garage	Garage, Detached

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 10, 2021	Resale	Warranty Deed	\$1,140,000	\$298	\$912K
Mar 4, 2014	Resale	Warranty Deed	\$950,000	\$249	\$760K
Sep 30, 2013	Financing	Trustees Deed			\$600K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.3 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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