

Single Family Residence **RESIDENTIAL**

133 FRANKLIN AVE

RIVER FOREST, IL 60305

\$676,477 TopHap Estimate · \$400 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,690 ft²

LIVING AREA

0.17 ac

LOT SIZE

1921

YEAR BUILT

2

STORIES

6

ROOMS

4

PARKING

VALUATION

\$676K

\$621K low

\$732K high

Last Sale

\$229,000 · Aug 6, 1998

Est. Owner Equity

\$519,977

Loan-to-Value

23%

TAX & ASSESSMENT

Property Tax	\$13,267 (2023)
Assessed Value	\$51,780
Previous Assessed	\$51,779
Assessor Market Value	\$517,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	Cook
Lot (acres)	0.17
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 3, 2026	Resale	Warranty Deed	\$665,000	\$393	
Aug 6, 1998	Resale	Grant Deed	\$229,000	\$136	\$203K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.5 mi
Roosevelt School	Middle	5–8	0.7 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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