

Apartments (Generic) **RESIDENTIAL**

7774 MADISON ST

RIVER FOREST, IL 60305



12

BEDS

10

BATHS

5,305 ft²

LIVING AREA

0.14 ac

LOT SIZE

1961

YEAR BUILT

2

STORIES

30

ROOMS

VALUATION

Last Sale

\$350,000 · Apr 1, 2011

TAX & ASSESSMENT

Property Tax	\$18,889 (2023)
Assessed Value	\$69,000
Previous Assessed	\$68,999
Assessor Market Value	\$690,000

PROPERTY FACTS

Property Type	Apartments (Generic)
Style	Two Family
County	Cook
Lot (acres)	0.14
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Forced Air
Cooling	None
Garage	Garage, Detached

CLIMATE RISK

1 FLOOD	1 WILDFIRE	68 HEAT	65 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 29, 2011	Resale	Grant Deed	\$350,000	\$66	
Dec 28, 2010	Recorded document	Warranty Deed			
Sep 24, 2003	Financing	Mortgage			\$2M
Aug 25, 2000	Resale	Grant Deed	\$410,000	\$77	\$328K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.6 mi
Roosevelt School	Middle	5–8	0.9 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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