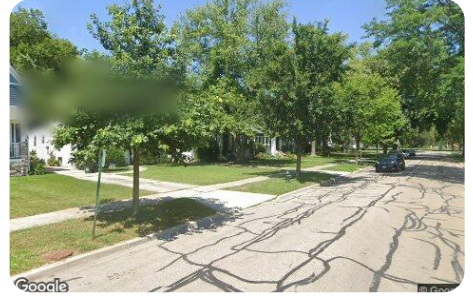


Single Family Residence **RESIDENTIAL**

118 FOREST AVE

RIVER FOREST, IL 60305

\$474,838 TopHap Estimate · \$188 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

4

BATHS

2,529 ft²

LIVING AREA

0.15 ac

LOT SIZE

1927

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$475K

\$457K low

\$493K high

Last Sale

\$230,000 · Oct 15, 2014

Est. Owner Equity

\$74,838

Loan-to-Value

89%

TAX & ASSESSMENT

Property Tax	\$20,993 (2023)
Assessed Value	\$80,000
Previous Assessed	\$79,999
Assessor Market Value	\$800,000

PROPERTY FACTS

Property Type	Single Family Residence
County	Cook
Lot (acres)	0.15
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
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
Jan 5, 2021	Financing	Intrafamily Transfer			
Sep 19, 2014	Resale	Grant Deed	\$230,000	\$91	
Dec 19, 2003	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.5 mi
Roosevelt School	Middle	5–8	0.8 mi
Oak Park & River Forest High School	High	9–12	1.8 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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