

Single Family Residence **RESIDENTIAL**

## 326 NORTHWOOD RD

RIVERSIDE, IL 60546

**\$783,586** TopHap Estimate · \$315 / ft<sup>2</sup> · confidence 94 · as of Jul 14, 2026

**4**  
BEDS

**2**  
BATHS

**2,490 ft<sup>2</sup>**  
LIVING AREA

**0.23 ac**  
LOT SIZE

**1923**  
YEAR BUILT

**2**  
STORIES

**8**  
ROOMS

**2**  
PARKING

### VALUATION

**\$784K**

\$735K low

\$832K high

Last Sale

**\$650,000 · Jun 8, 2021**

Est. Owner Equity

**\$237,586**

Loan-to-Value

**72%**

### TAX & ASSESSMENT

Property Tax

**\$18,555 (2023)**

Assessed Value

**\$58,000**

Previous Assessed

**\$58,000**

Assessor Market Value

**\$580,000**

## PROPERTY FACTS

|               |                                       |
|---------------|---------------------------------------|
| Property Type | Single Family Residence               |
| County        | Cook                                  |
| Lot (acres)   | 0.23                                  |
| Construction  | Masonry/Concrete Masonry Units (Cmus) |
| Roof          | Composition Shingle                   |
| Heating       | Forced Air                            |
| Cooling       | None                                  |
| Garage        | Garage, Detached                      |

## CLIMATE RISK

|            |               |            |             |               |
|------------|---------------|------------|-------------|---------------|
| 1<br>FLOOD | 1<br>WILDFIRE | 70<br>HEAT | 68<br>STORM | 45<br>DROUGHT |
|------------|---------------|------------|-------------|---------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED          | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|--------|---------------|-----------|--------------------|--------|
| Apr 30, 2021 | Resale | Warranty Deed | \$650,000 | \$261              | \$546K |
| Nov 20, 1998 | Resale | Grant Deed    | \$320,000 | \$129              | \$237K |

## ASSIGNED SCHOOLS

| SCHOOL                           | LEVEL      | GRADES | DISTANCE |
|----------------------------------|------------|--------|----------|
| Ames Elementary School           | Elementary | PK–5   | 0.2 mi   |
| Hauser Junior High School        | Middle     | 6–8    | 0.6 mi   |
| Riverside Brookfield High School | High       | 9–12   | 0.8 mi   |

District: Riverside Brookfield Township School District 208

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 60546

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>50</b><br>CRIME INDEX | <b>127</b><br>AIR POLLUTION | <b>17,001</b><br>POPULATION | <b>\$106K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>54%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|