

Single Family Residence

RESIDENTIAL

404 RIVERVIEW CT

MINOOKA, IL 60447

\$422,685 TopHap Estimate · \$178 / ft² · confidence 96 · as of Jul 14, 2026



2,368 ft²
LIVING AREA

0.25 ac
LOT SIZE

1994
YEAR BUILT

2
STORIES

3
PARKING

VALUATION

\$423K

\$405K low

\$440K high

Est. Owner Equity

\$345,296

Loan-to-Value

19%

TAX & ASSESSMENT

Property Tax	\$9,821 (2025)
Assessed Value	\$128,652
Previous Assessed	\$123,611
Assessor Market Value	\$385,956

PROPERTY FACTS

Property Type	Single Family Residence
County	WILL
Lot (acres)	0.25
Construction	Frame (Unspecified)
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck · 364 ft²

CLIMATE RISK

1 FLOOD	18 WILDFIRE	72 HEAT	71 STORM	28 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Minooka Community High School	High	9–12	0.8 mi
Channahon Junior High School	Middle	7–8	1.8 mi
N B Galloway Elementary School	Elementary	PK–2	1.9 mi

District: Channahon School District 17

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 60447

67 CRIME INDEX	80 AIR POLLUTION	22,137 POPULATION	\$113K 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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