

Single Family Residence **RESIDENTIAL**

406 RIVERVIEW CT

MINOOKA, IL 60447

\$373,596 TopHap Estimate · \$178 / ft² · confidence 95 · as of Jul 14, 2026



2,096 ft²
LIVING AREA

0.26 ac
LOT SIZE

1994
YEAR BUILT

2
STORIES

3
PARKING

VALUATION

\$374K

\$354K low

\$393K high

Last Sale

\$32,000 · Apr 21, 1994

Est. Owner Equity

\$373,596

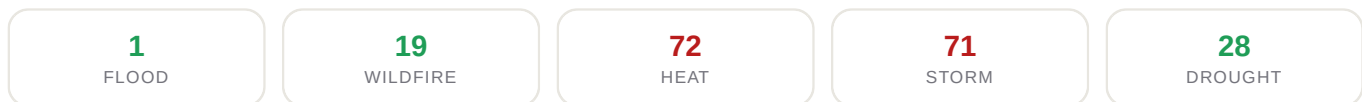
TAX & ASSESSMENT

Property Tax	\$8,433 (2025)
Assessed Value	\$112,627
Previous Assessed	\$107,911
Assessor Market Value	\$337,881

PROPERTY FACTS

Property Type	Single Family Residence
County	WILL
Lot (acres)	0.26
Construction	Frame (Unspecified)
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK



Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 19, 2026	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Minooka Community High School	High	9–12	0.8 mi
Channahon Junior High School	Middle	7–8	1.7 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
--------------------------------------	--	---	---	-------------------------------------	------------------------------------

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

|
 OWNERSHIP

Occupancy	Owner occupied
-----------	----------------