

Single Family Residence **RESIDENTIAL**

2520 RIVER WOODS DR

NAPERVILLE, IL 60565

\$780,131 TopHap Estimate · \$310 / ft² · confidence 84 · as of Jul 14, 2026



4

BEDS

3.5

BATHS

2,519 ft²

LIVING AREA

0.34 ac

LOT SIZE

1988

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$780K

\$659K low

\$902K high

Last Sale

\$736,000 · Dec 23, 2024

Est. Owner Equity

\$198,131

Loan-to-Value

75%

TAX & ASSESSMENT

Property Tax	\$17,629 (2025)
Assessed Value	\$272,809
Previous Assessed	\$245,465
Assessor Market Value	\$818,427

PROPERTY FACTS

Property Type	Single Family Residence
County	WILL
Lot (acres)	0.34
Construction	Frame (Unspecified)
Cooling	Central
Fireplace	Yes
Pool	No

CLIMATE RISK

30 FLOOD	22 WILDFIRE	71 HEAT	74 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Feb 9, 2026	Financing	Mortgage			\$582K
Dec 5, 2024	Resale	Warranty Deed	\$736,000	\$292	\$589K
Feb 1, 2021	Financing	Intrafamily Transfer			\$182K
Dec 16, 2019	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Woods Elementary School	Elementary	KG–5	0.3 mi
Madison Junior High School	Middle	6–8	1.4 mi
Naperville Central High School	High	9–12	3.9 mi

District: Naperville Community Unit District 203

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 60565

25 CRIME INDEX	104 AIR POLLUTION	38,555 POPULATION	\$152K MEDIAN IN-COME	49°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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