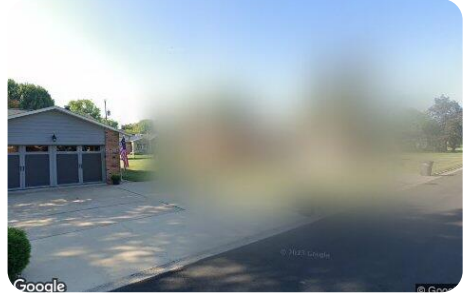


Single Family Residence **RESIDENTIAL**

131 SUNDOWN DR

WOOD RIVER, IL 62095

\$293,003 TopHap Estimate · \$217 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,351 ft²

LIVING AREA

0.23 ac

LOT SIZE

1974

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$293K

\$273K low

\$313K high

Est. Owner Equity

\$151,003

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$3,079 (2025)
Assessed Value	\$68,510
Previous Assessed	\$63,230
Assessor Market Value	\$205,530

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	MADISON
Lot (acres)	0.23
Construction	Masonry/Concrete Masonry Units (Cmus)
Heating	Yes
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Porch · 368 ft²

CLIMATE RISK

1
FLOOD

21
WILDFIRE

83
HEAT

69
STORM

8
DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roxana Junior High School	Middle	6–8	1.7 mi
South Primary School	Elementary	PK–2	1.7 mi
Roxana Senior High School	High	9–12	1.7 mi

District: Roxana Community Unit School District 1

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 62095

125 CRIME INDEX	93 AIR POLLUTION	10,408 POPULATION	\$70K MEDIAN IN-COME	55°F AVG TEMP	59% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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