

Single Family Residence **RESIDENTIAL**

723 RIVER BLUFF CT

SHOREWOOD, IL 60404

\$404,854 TopHap Estimate · \$240 / ft² · confidence 94 · as of Jul 14, 2026



2

BATHS

1,686 ft²

LIVING AREA

0.25 ac

LOT SIZE

2003

YEAR BUILT

1

STORIES

VALUATION

\$405K

\$382K low

\$428K high

Last Sale

\$265,000 · Dec 16, 2002

Est. Owner Equity

\$404,854

TAX & ASSESSMENT

Property Tax	\$4,288 (2025)
Assessed Value	\$124,437
Previous Assessed	\$111,803
Assessor Market Value	\$373,311

PROPERTY FACTS

Property Type	Single Family Residence
County	WILL
Lot (acres)	0.25
Cooling	Central
Garage	Garage, Attached
Pool	No

CLIMATE RISK

98
FLOOD

10
WILDFIRE

71
HEAT

72
STORM

28
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 5, 2004	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Shorewood Elementary School	Elementary	KG–4	0.8 mi
Troy Middle School	Middle	7–8	3.0 mi
Joliet West High School	High	9–12	4.3 mi

District: Troy Community Consolidated School District 30c

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 60404

107 CRIME INDEX	85 AIR POLLUTION	19,792 POPULATION	\$116K 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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