

Single Family Residence **RESIDENTIAL**

819 FOREST AVE

RIVER FOREST, IL 60305

\$840,909 TopHap Estimate · \$455 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,848 ft²

LIVING AREA

0.24 ac

LOT SIZE

1920

YEAR BUILT

2

STORIES

7

ROOMS

2

PARKING

VALUATION

\$841K

\$790K low

\$892K high

Last Sale

\$522,500 · May 25, 2010

Est. Owner Equity

\$173,909

Loan-to-Value

78%

TAX & ASSESSMENT

Property Tax	\$15,244 (2023)
Assessed Value	\$59,000
Previous Assessed	\$59,000
Assessor Market Value	\$590,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Old Style
County	Cook
Lot (acres)	0.24
Roof	Composition Shingle
Heating	Hot Water
Cooling	None
Fireplace	Yes
Garage	Garage, Detached

CLIMATE RISK

1 FLOOD	21 WILDFIRE	68 HEAT	65 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 17, 2010	Resale	Warranty Deed	\$522,500	\$283	\$417K
Jan 24, 2008	Resale	Warranty Deed	\$485,000	\$262	\$363K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Roosevelt School	Middle	5–8	0.4 mi
Willard Elementary School	Elementary	PK–4	0.6 mi
Oak Park & River Forest High School	High	9–12	1.7 mi

District: Oak Park and River Forest District 200

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 60305

29 CRIME INDEX	133 AIR POLLUTION	11,189 POPULATION	\$152K 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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