

Residential (General/Single) **RESIDENTIAL**

4060 RIVER RIDGE DR

SAINT CHARLES, IL 60175

\$1,336,138 TopHap Estimate · \$292 / ft² · confidence 93 · as of Jul 14, 2026



4

BEDS

1

BATHS

4,580 ft²

LIVING AREA

0.54 ac

LOT SIZE

2002

YEAR BUILT

2

STORIES

11

ROOMS

3

PARKING

VALUATION

\$1.3M

\$1.2M low

\$1.4M high

Last Sale

\$975,000 · Aug 9, 2006

Est. Owner Equity

\$48,638

Loan-to-Value

104%

TAX & ASSESSMENT

Property Tax	\$25,176 (2025)
Assessed Value	\$358,964
Previous Assessed	\$368,131
Assessor Market Value	\$1,077,323

PROPERTY FACTS

Property Type	Residential (General/Single)
County	KANE
Lot (acres)	0.54
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 21, 2006	Resale	Warranty Deed	\$975,000	\$213	\$600K
Jun 2, 2005	Resale	Warranty Deed	\$817,500	\$178	\$518K
Oct 28, 2002	Resale	Grant Deed	\$943,000	\$206	\$750K
Mar 5, 2002	Resale	Grant Deed	\$183,000	\$40	\$580K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
St. Charles North High School	High	9–12	0.3 mi
Wild Rose Elementary School	Elementary	KG–5	2.1 mi
Wredling Middle School	Middle	6–8	2.6 mi

District: St. Charles Community Unit School District 303

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 60175

35 CRIME INDEX	105 AIR POLLUTION	25,605 POPULATION	\$158K MEDIAN IN-COME	48°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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