

Single Family Residence **RESIDENTIAL**

116 LATHROP AVE

RIVER FOREST, IL 60305

\$489,433 TopHap Estimate · \$485 / ft² · confidence 90 · as of Jul 14, 2026



2
BEDS

2
BATHS

1,009 ft²
LIVING AREA

0.17 ac
LOT SIZE

1922
YEAR BUILT

1
STORIES

5
ROOMS

VALUATION

\$489K

\$440K low

\$539K high

Last Sale

\$465,000 · Oct 16, 2023

Est. Owner Equity

\$489,433

TAX & ASSESSMENT

Property Tax	\$8,674 (2023)
Assessed Value	\$35,000
Previous Assessed	\$35,000
Assessor Market Value	\$350,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	Cook
Lot (acres)	0.17
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Forced Air
Cooling	None
Garage	Garage, Detached

CLIMATE RISK

1 FLOOD	1 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
Oct 31, 2024	Financing	Intrafamily Transfer			
Sep 11, 2023	Resale	Deed	\$465,000	\$461	
Jul 24, 2023	Quitclaim	Quit Claim Transfer			
Oct 15, 2019	Resale	Grant Deed	\$310,000	\$307	\$233K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.5 mi
Roosevelt School	Middle	5–8	0.7 mi
Oak Park & River Forest High School	High	9–12	1.5 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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