

Single Family Residence **RESIDENTIAL**

2818 RIVER RD

RIVER GROVE, IL 60171

\$346,260 TopHap Estimate · \$157 / ft² · confidence 90 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,202 ft²

LIVING AREA

0.42 ac

LOT SIZE

1927

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$346K

\$312K low

\$380K high

Last Sale

\$200,000 · Nov 16, 2022

Est. Owner Equity

\$346,260

TAX & ASSESSMENT

Property Tax	\$9,701 (2023)
Assessed Value	\$30,000
Previous Assessed	\$29,999
Assessor Market Value	\$300,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cook
Lot (acres)	0.42
Construction	Frame (Unspecified)
Roof	Composition Shingle
Heating	Forced Air
Cooling	None
Garage	Garage, Detached

CLIMATE RISK

53 FLOOD	1 WILDFIRE	66 HEAT	63 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 3, 2022	Resale	Deed	\$200,000	\$91	
Jan 27, 2006	Quitclaim	Quit Claim Transfer			
Jan 27, 2006	Quitclaim	Quit Claim Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Grove Elementary School	Elementary	PK–8	0.6 mi
East Leyden High School	High	9–12	1.2 mi

District: River Grove School District 85-5

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 60171

63 CRIME INDEX	140 AIR POLLUTION	8,837 POPULATION	\$70K MEDIAN IN-COME	50°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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