

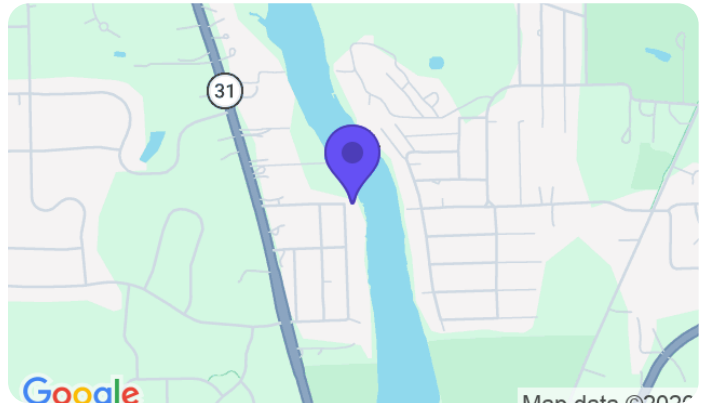
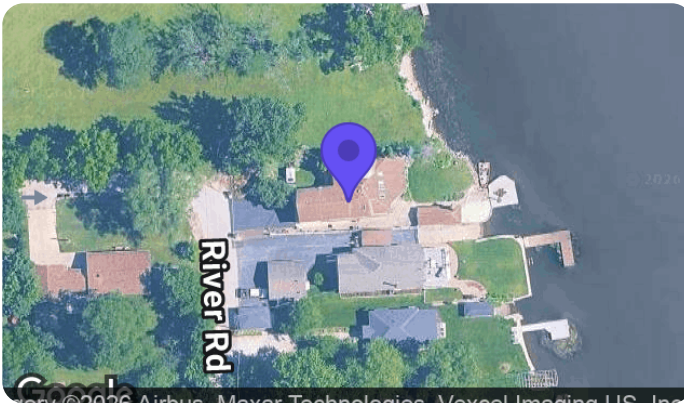
Residential (General/Single)

RESIDENTIAL

6N263 RIVER DR

SAINT CHARLES, IL 60175

\$546,218 TopHap Estimate · \$178 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

3,062 ft²

LIVING AREA

0.18 ac

LOT SIZE

1940

YEAR BUILT

2

STORIES

5

ROOMS

1

PARKING

VALUATION

\$546K

\$492K low

\$601K high

Last Sale

\$545,000 · Jul 6, 2026

Est. Owner Equity

\$546,218

TAX & ASSESSMENT

Property Tax	\$11,950 (2025)
Assessed Value	\$178,981
Previous Assessed	\$164,914
Assessor Market Value	\$537,158

PROPERTY FACTS

Property Type	Residential (General/Single)
County	KANE
Lot (acres)	0.18
Construction	Frame (Unspecified)
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

Deck

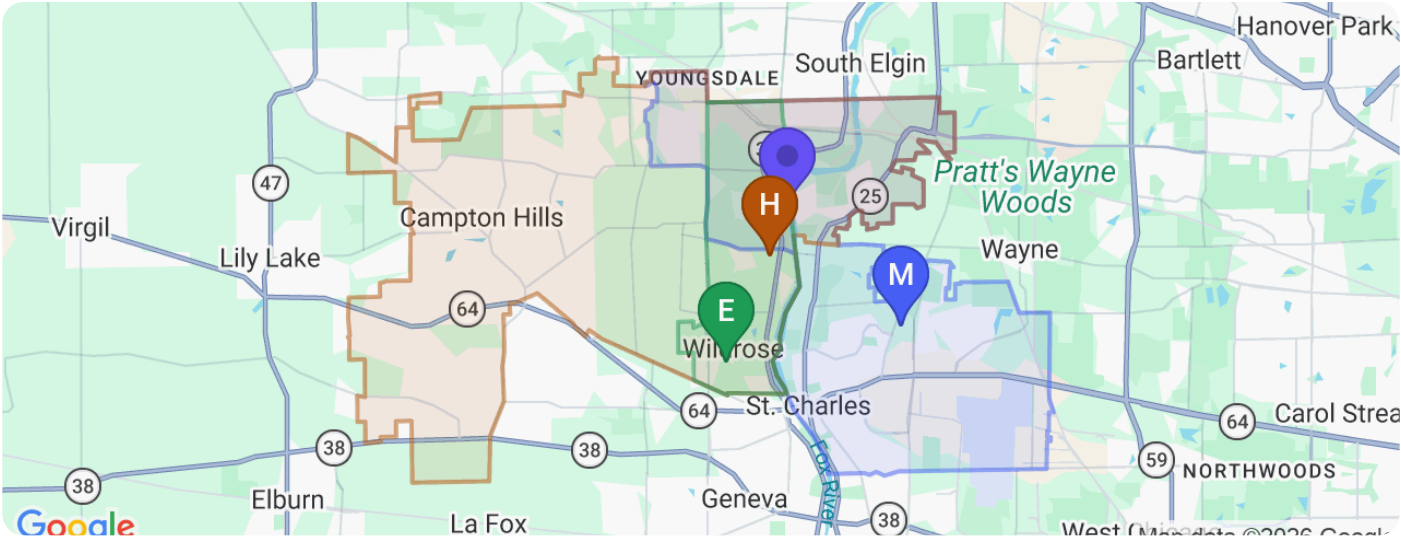
TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 6, 2026	Resale	Warranty Deed	\$545,000	\$178	\$327K
Jun 7, 2022	Financing	Affidavit Of Death Of Joint Tenant			
Jan 24, 2021	Financing	Affidavit Of Death Of Joint Tenant			
Mar 24, 2014	Quitclaim	Quit Claim Transfer			
Jan 16, 2014	Resale	Warranty Deed	\$185,000	\$60	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
St. Charles North High School	High	9–12	0.8 mi
Wredling Middle School	Middle	6–8	2.6 mi
Wild Rose Elementary School	Elementary	KG–5	2.7 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	Absentee owner
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