

Single Family Residence **RESIDENTIAL**

412 N RIVER RD

FOX RIVER GROVE, IL 60021

\$330,439 TopHap Estimate · confidence 53 · as of Jul 14, 2026



2,363 ft²
LOT SIZE

VALUATION

\$330K

\$174K low

\$487K high

Est. Owner Equity

\$225,114

Loan-to-Value

33%

TAX & ASSESSMENT

Property Tax	\$2,708 (2024)
Assessed Value	\$28,257
Previous Assessed	\$25,272
Assessor Market Value	\$84,771

PROPERTY FACTS

Property Type	Single Family Residence
County	McHenry
Heating	None

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fox River Grove Middle School	Middle	5–8	0.5 mi
Algonquin Road Elementary School	Elementary	PK–4	1.0 mi
Cary-Grove High School	High	9–12	1.7 mi

District: Community High School District 155

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 60021

103 CRIME INDEX	112 AIR POLLUTION	4,143 POPULATION	\$123K MEDIAN IN-COME	48°F AVG TEMP	54% SUNSHINE
--------------------	----------------------	---------------------	--------------------------	------------------	-----------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy

Absentee owner