

Single Family Residence **RESIDENTIAL**

8720 RIDGE ST

RIVER GROVE, IL 60171

\$332,783 TopHap Estimate · \$280 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,189 ft²

LIVING AREA

0.12 ac

LOT SIZE

1973

YEAR BUILT

6

ROOMS

VALUATION

\$333K

\$314K low

\$351K high

Last Sale

\$162,000 · Nov 4, 1998

Est. Owner Equity

\$113,763

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$8,350 (2023)
Assessed Value	\$30,000
Previous Assessed	\$26,000
Assessor Market Value	\$300,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Split Level
County	COOK
Lot (acres)	0.12
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Asphalt
Heating	Yes
Cooling	Yes
Garage	No Garage
Pool	No

CLIMATE RISK

35 FLOOD	1 WILDFIRE	66 HEAT	64 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
May 16, 2025	Financing	Transfer On Death Deed			
Aug 31, 2010	Quitclaim	Quit Claim Transfer			
Nov 4, 1998	Resale	Grant Deed	\$162,000	\$136	\$154K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rhodes Elementary School	Elementary	PK–8	0.2 mi
East Leyden High School	High	9–12	1.7 mi

District: Rhodes School District 84-5

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	Owner occupied
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