

Single Family Residence

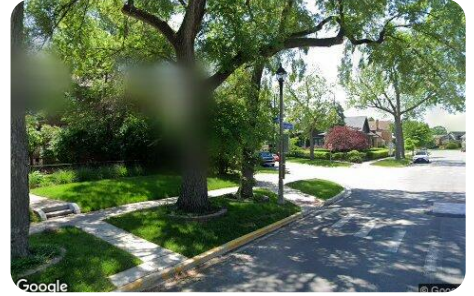
RESIDENTIAL

6866 RIVERSIDE DR

BERWYN, IL 60402

\$427,768

TopHap Estimate · \$168 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

1

BATHS

2,542 ft²

LIVING AREA

0.12 ac

LOT SIZE

1923

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$428K

\$404K low

\$451K high

Last Sale

\$240,000 · May 10, 2013

Est. Owner Equity

\$93,068

Loan-to-Value

73%

TAX & ASSESSMENT

Property Tax	\$10,612 (2023)
Assessed Value	\$33,000
Previous Assessed	\$32,999
Assessor Market Value	\$330,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Cook
Lot (acres)	0.12
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Hot Water
Cooling	None
Garage	Garage, Detached

CLIMATE RISK

10 FLOOD	1 WILDFIRE	70 HEAT	67 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 30, 2014	Non-arms-length	Grant Deed	\$300,000	\$118	\$240K
Feb 22, 2013	Resale	Warranty Deed	\$240,000	\$94	\$232K
Nov 11, 2011	Resale	Grant Deed	\$76,500	\$30	\$140K
Jun 26, 2009	Recorded document	Trustees Deed			
Nov 19, 2001	Resale	Grant Deed	\$215,000	\$85	\$204K
Jul 20, 2001	Resale	Grant Deed	\$135,000	\$53	
Jul 12, 2001	Recorded document	Trustees Deed			
May 20, 1998	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Piper Elementary School	Elementary	KG–5	0.1 mi
J Sterling Morton West High School	High	9–12	0.2 mi
Heritage Middle School	Middle	6–8	0.8 mi

District: Berwyn South School District 100

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 60402

71 CRIME INDEX	126 AIR POLLUTION	61,929 POPULATION	\$71K 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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