

Single Family Residence **RESIDENTIAL**

1114 FOREST AVE

RIVER FOREST, IL 60305

\$1,239,957 TopHap Estimate · \$479 / ft² · confidence 91 · as of Jul 14, 2026



4

BEDS

4

BATHS

2,589 ft²

LIVING AREA

0.25 ac

LOT SIZE

1925

YEAR BUILT

2

STORIES

10

ROOMS

2

PARKING

VALUATION

\$1.2M

\$1.1M low

\$1.4M high

Last Sale

\$830,000 · Apr 13, 2020

Est. Owner Equity

\$658,957

Loan-to-Value

42%

TAX & ASSESSMENT

Property Tax	\$20,728 (2023)
Assessed Value	\$79,030
Previous Assessed	\$79,030
Assessor Market Value	\$790,300

PROPERTY FACTS

Property Type	Single Family Residence
County	Cook
Lot (acres)	0.25
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Hot Water
Cooling	Central
Fireplace	Yes
Garage	Garage, Detached

CLIMATE RISK

1 FLOOD	1 WILDFIRE	68 HEAT	65 STORM	45 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 24, 2020	Resale	Warranty Deed	\$830,000	\$321	\$581K
Jul 24, 2008	Resale	Warranty Deed	\$970,000	\$375	
Oct 26, 2004	Resale	Warranty Deed	\$910,000	\$351	\$410K
May 12, 2004	Financing	Trustees Deed			\$825K
May 12, 2004	Resale	Grant Deed	\$717,000	\$277	
May 4, 1998	Resale	Grant Deed	\$385,000	\$149	\$285K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Willard Elementary School	Elementary	PK–4	0.3 mi
Roosevelt School	Middle	5–8	0.7 mi

Oak Park & River Forest High School	High	9–12	1.9 mi
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District: Oak Park and River Forest District 200

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 60305

29 CRIME INDEX	133 AIR POLLUTION	11,189 POPULATION	\$152K 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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