

Single Family Residence

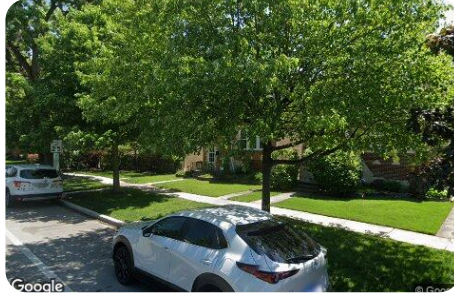
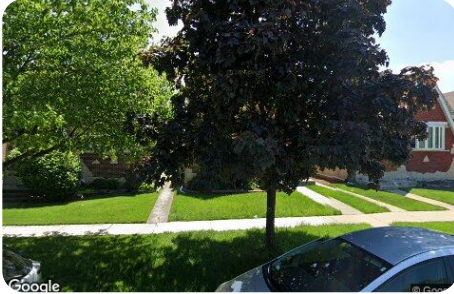
RESIDENTIAL

6954 RIVERSIDE DR

BERWYN, IL 60402

\$389,840

TopHap Estimate · \$187 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

1

BATHS

2,089 ft²

LIVING AREA

3,750 ft²

LOT SIZE

1940

YEAR BUILT

2

STORIES

8

ROOMS

2

PARKING

VALUATION

\$390K

\$357K low

\$423K high

Last Sale

\$336,000 · Aug 15, 2017

Est. Owner Equity

\$78,640

Loan-to-Value

77%

TAX & ASSESSMENT

Property Tax	\$8,598 (2023)
Assessed Value	\$27,368
Previous Assessed	\$27,367
Assessor Market Value	\$273,680

PROPERTY FACTS

Property Type	Single Family Residence
Style	Bungalow
County	Cook
Lot (acres)	0.09
Construction	Masonry/Concrete Masonry Units (Cmus)
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Garage	Garage, Detached

CLIMATE RISK

1 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
Apr 13, 2021	Financing	Intrafamily Transfer			
Aug 3, 2017	Resale	Warranty Deed	\$336,000	\$161	\$268K
Jun 6, 2014	Resale	Warranty Deed	\$300,000	\$144	
Oct 21, 2013	Resale	Grant Deed	\$117,000	\$56	
Feb 13, 2013	Recorded document	Grant Deed			
Apr 13, 2005	Resale	Grant Deed	\$232,000	\$111	\$220K

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	0.6 mi
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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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